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WARRANTY DEED

PREPARED BY:

CURTIS H. LINEBACK
Attorney at Law
919 West Main Street
Hendersonville, TN 37075
822-0030

STATE OF TENNESSEE
COUNTY OF Sumner

The actual consideration or value, whichever is greater for this transfer is $ 6000.00.

Curtis M. Lineback
Affiant

SWORN to and subscribed before me on this the 6 day of March, 1986.

Mary V. Brooks
NOTARY PUBLIC

My Commission Expires: 6-12-89

MAY 21 1 57 PM '86

ADDRESS NEW OWNER:

Ms. Judy H. Moon

139 Vandiver Drive

Madison, TN 37115

SEND TAX BILLS TO:

Same

MAP-PARCEL NO.

43-12
Par 33 Is

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid by the hereinafter named GRANTEE and other good and valuable consideration the receipt of which is hereby acknowledged, I, WILLIE RUTH HIRE, hereinafter called the GRANTOR, have bargained and sold and by these presents, do transfer and convey unto JUDY HIRE MOON, hereinafter called GRANTEE, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

BEING Lot No. 29 on the Revised Plan of Myatt and Egan Subdivision of Lot No. 8 and West part of Lot No. 9 of Anderson Estates, as of record in Book 1424, Page 107, Register's Office for said County, described as follows:

BEGINNING on the westerly margin of Vandiver Drive at the corner of Lots Nos. 29 and 30; thence with the line between said to lots westwardly 178.1 feet to the easterly line of Lot No. 27; thence with the easterly line of Lots Nos. 27 and 28 northwardly 173.7 feet to the southerly margin of Dupont Avenue, thence with the southerly margin of said Avenue and the southwesterly margin of Vandiver Drive in an easterly and southeasterly direction 173 feet to the westerly margin of said Drive; thence with said Drive southwardly 70.3 feet to the beginning.

BEING the same property conveyed to NOLEN L. HIRE and wife, WILLIE RUTH HIRE by Deed from F. W. MYATT and wife, LOTTIE MYATT and C. O. EGAN and wife, FAITH EAGAN, of record in Book 2034, Page 450, Register's Office for Davidson County, Tennessee. The said NOLEN L. HIRE having since died on October 19, 1981, and Willie Ruth Hire became sole owner thereof as tenant by the entirety.

This conveyance is made subject to utility easement, 30-foot building setback line from Duport Avenue and Vandiver Drive and conditions of owner's certificate as shown on Plan in Book 1424, Page 107 and Restrictions of record in Book 1224, Page 86, said Register's Office.

This is improved property known as 139 Vandiver, Nashville, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, title and interest thereto belonging to the said GRANTEE, her heirs and assigns, forever; and I do covenant with the said GRANTEE that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out, and I do further covenant and bind myself, my heirs, and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, her heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

WITNESS my hand this 6 day of March, 1986, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Willie Ruth Curtis Hire

WILLIE RUTH HIRE

STATE OF TENNESSEE

COUNTY OF SUMNER

BEFORE me, undersigned, a Notary Public in and for the County and State aforesaid, personally appeared the within named, WILLIE RUTH HIRE, the bargainor, with whom I am personally acquainted or proved to me on the basis of sufficient information, and who acknowledged the execution of the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Hendersonville, Tennessee, this the 6 day of March, 1986.

Carla M. Lincoln

NOTARY PUBLIC

My Commission Expires: 8-12-89

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			50 .00- CAPIT.	
			13.00 CSTAX	
			.50 PRFEE	
			6.00 WDED	
			CHECK 19.50-	
			G797A05/21/86 3AL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03106

IDENTIFICATION REFERENCE

MAY 21 1 51 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 250561