box 8/jcb

THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR.** and **CHRISTY WILKINS IVEY**, Attorneys
2210 Crestmoor Road, Nashville, Tennessee 37215-0157

BOOK 6865 PAGE 42

ADDRESS NEW OWNER:
Laura Frances Harper
623 Barrywood Drive
Nashville, TN 37220

MORTGAGEE:
SAME

MAP-PARCEL NUMBERS:
8-126
14D-36420

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, John K. Meriwether and wife, Mai Dean Meriwether hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Laura Frances Harper hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: To-Wit:

LAND in the 2nd, formerly the 14th Civil District of Davidson County, Tennessee, described as follows: BEGINNING at a point in the center line of Baxter Road at the northeasterly corner of the property conveyed to David L. Howell of record in Book 5803, page 959, said Register's Office, said point also being the northwesterly corner of the herein described tract; thence with the center line of said Baxter Road S 86 degrees 08 minutes E 299.4 feet to the northwesterly corner of the property conveyed to Jimmy W. Sloan of record in Book 5528, page 55, said Register's Office; thence with Sloan's line the following calls: S 2 degrees 40 minutes W 246.5 feet, N 86 degrees 08 minutes W 20 feet, S 2 degrees 40 minutes W 75 feet, S 86 degrees 08 minutes E 20 feet, S 2 degrees 40 minutes W 219.5 feet and S 86 degrees 08 minutes E 250.0 feet to a point; thence S 2 degrees 40 minutes W 1283.0 feet to an iron stake by a fence post; thence S 3 degrees 59 minutes W 1036.5 feet to an iron stake in the northerly line of the property conveyed to Truman E. Durham of record in Book 4342, page 983, said Register's Office; thence with Durham's line S 65 degrees 44 minutes W 331.2 feet; thence S 83 degrees 10 minutes W 440.3 feet to an iron stake; thence N 2 degrees 46 minutes E 1065.4 feet to an iron stake; thence N 87 degrees 14 minutes W 220.0 feet to an iron stake; thence N 2 degrees 46 minutes E 150.0 feet to an iron stake; thence N 47 degrees 46 minutes E 311 feet to an iron stake; thence N 2 degrees 46 minutes E 273.8 feet to a point; thence N 87 degrees 14 minutes W 715 feet to a point in the margin of Bidwell or Fitzgerald Road; thence with the margin of said Road N 6 degrees 16 minutes E 50 feet; thence S 87 degrees 14 minutes E 713 feet to a point;* thence S 86 degrees 08 minutes E 200.0 feet to the southeasterly corner of the property conveyed to David L. Howell of record in Book 5803, page 972, said Register's Office; thence N 2 degrees 46 minutes E 1089.09 feet to the point of beginning.*

This is (un)improved property, known as 3640 Baxter Road, Joelton, TN 37080.

**Thence North 2 degrees 46 minutes E 666.7 feet;

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 20th day of May, 1986.

Mai Dean Meriwether

John K. Meriwether

STATE OF TENNESSEE
COUNTY OF Davidson

On this 20th day of May, 1986, before me personally appeared John K. Meriwether and wife, Mai Dean Meriwether, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

My Commission Expires: 10-24-88

Notary Public

STATE OF TENNESSEE
COUNTY OF _____

Before me, the undersigned, of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged ____self to be the President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

_____
Notary Public

My Commission Expires: _____

FELIX Z. WISDOM III REGISTER
DAVIDSON COUNTY, TN
MAY 22 10 54 AM '86
IDENT. REFERENCE
03420

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 75,000.00.

Laura Frances Harper
Affiant

Subscribed and sworn to before me, this the 20th day of May, 1986.

_____
Notary Public

My Commission Expires: 10-2X-88

*BEING part of the same property conveyed to John K. Meriwether and wife, Mai Dean Meriwether by Installment Deed from Alice T. Baxter, of record in Book 4772, page 860 and corrected in Book 4783, page 354, both in Register's Office for Davidson County, Tennessee.

The foregoing description includes but there is expressly excluded from this conveyance certain property conveyed by John K. Meriwether and wife to David L. Howell and wife by Deed of Record in Book 5803, Page 972, described as follows: Beginning at a point in the easterly margin of the property conveyed to Laymond Tackett and wife, Dana Larie Tackett, by deed from David M. Regen and wife, Lieselotte W. Regen, of record in Book 5364, Page 963, of the Register's Office of Davidson County, Tennessee; said point being South 2 degrees 46 minutes West 436.16 feet from a spike in the centerline of Baxter Road; thence, South 86 degrees 8 minutes East 200 feet to a point; thence, South 2 degrees 46 minutes West 653.53 feet to an iron pin; thence, North 86 degrees 8 minutes West 200.00 feet to an iron pin; thence, North 2 degrees 46 minutes East 653.53 feet to the point of beginning, containing 3.0 acres, more or less.

WARRANTY DEED

from:
John K. Meriwether and wife, Mai Dean Meriwether

to:
Laura Frances Harper

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN-25067

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6865 PAGE 44

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
			75000.00- CAMT.	
			195.00 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 201.50-	
7142A	05/22/86		BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03420

IDENTIFI REFERENCE

MAY 22 10 54 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 250899