File #015

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

DEARBORN & EWING, ATTORNEYS, NASHVILLE, TENNESSEE

BOOK 6866 PAGE 953

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John H. Parker & Jill Roberson Parker (NAME)	SAME (NAME)	Map 131-15
4712 Granny White Pike (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 45
Nashville, TN 37220 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, ~~WE~~ I, Patrick C. Carter, an unmarried person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John H. Parker, as to an undivided ten percent (10%) interest as tenant in common and Jill Roberson Parker, as to an undivided ninety percent (90%) ~~interest as tenant in common, without the right of survivorshi~~ HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 4 of Block "A" on the Map of Gateway Acres, of record in Book 974, page 73, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description of said lot.

Being the same property conveyed to Patrick C. Carter, by deed from Hosea Edward Hiestand and wife, Marguerite (Clements) Hiestand, of record in Book 6505, page 41, Register's Office for Davidson County, Tennessee.

The above property is conveyed subject to the following:

1. 1986 Metropolitan Government taxes.

2. Restrictive covenants of record in Book 1066, page 402, said Register's Office, and contained in the deed of record in Book 1163, page 631, said Register's Office.

3. Sanitary sewers and/or storm drainage easement and a 10' temporary construction easement of record in Book 4839, page 13, said Register's Office.

4. The Plan of record in Book 974, page 73, said Register's Office.

0 4 0 2 5

IDENTIFICATION

MAY 23 4 10 PM '86

This is unimproved ( ) improved (X) property, known as 4712 Granny White Pike, Nashville, Tennessee (House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever, and we do covenant with the said GRANTEES that we are 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 we do further covenant and bind ourselves, our heirs successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their 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 23rd day of May, 1986

Patrick C. Carter

Form 3

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Patrick C. Carter, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 23 day of May, 1986

My Commission Expires: 5/13/89

Notary Public

STATE OF _____)
COUNTY OF _____)

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon (his oath, their several oaths) acknowledged (himself, themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he, they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

WITNESS my hand and official seal at office at _____ on this _____ day of _____, 19__.

My Commission Expires: _____

Notary Public

WARRANTY DEED

FROM
Patrick C. Carter, an unmarried person

TO
John H. Parker, as to an undivided ten percent (10%) interest as tenant in common and Jill Roberson Parker, as to an undivided ninety percent (90%) interest as tenant in common, without the right of survivorship

RETURN TO:
Dearborn & Ewing
ATTORNEYS
NASHVILLE, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this conveyance is $ 340,000.00

Jill Roberson Parker

Subscribed and sworn to before me this 23 day of May, 1986

My Commission Expires: 5/13/89

Notary Public

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			340000.00- CAMT.	
			884.00 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	890.50-
7878A05/23/86			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04025

IDENTIFICATION REFERENCE

MAY 23 4 19 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 251616