This instrument prepared by:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238
G 251351 FILE BOX #35

WARRANTY DEED BOOK 6874 PAGE 521

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
John Dixon	John Dixon	
(NAME)	(NAME)	PART OF
	497 Sunbrier Dr	MAP 155
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
	Nashville Tn 37209	PARCEL 15
(CITY) (STATE) (ZIP)	(CITY) / (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100 ---------- $10.00 ---------- *Dollars.*

Cash in hand paid by John Dixon and other good and valuable considerations accepted as cash the receipt of all of which is hereby acknowledged,

Gary W. Jerkins, and wife, Karen B. Jerkins

have this day bargained and sold, and do hereby transfer and convey unto the said John Dixon

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 10, on the Plan of River Park Estates, of record in Book 6250, page 658, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Gary W. Jerkins and wife, Karen B. Jerkins, by deed from Belmont Investment Corporation of record in Book 6706, page 610, Register's Office of Davidson County, Tennessee.

0 6 4 2 2

IDENTIFICATION REFERENCE

JUN 2 4 09 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 23,500.00

Subscribed and sworn to before me this the 30th *day of* May *19* 86

My commission expires: 5-20-87 *(Affix Seal)*

Affiant John Dixon

Notary Public Judy A Dobbs

This is improved ( ) unimproved (XX) property, known as Lot No. 10, River Park Estates, Nashville, Tennessee
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 our hands this 30th *day of* May *19* 86*, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Gary W. Jerkins

Karen B. Jerkins

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me the undersigned, *a Notary Public in and for said County and State* Gary W. Jerkins, and wife, Karen B. Jerkins

the within named bargainors _____, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that* they *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, *Tennessee, this* 30th *day of* May, *19* 86.

Judy A Dobbs *Notary Public*

Commission expires 5-20-87

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *a Notary Public 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* _____ *of the* _____, *the within named bargainor, a corporation, and that* _____*he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____*self as* _____.

Witness my hand and seal, at office in _____, *this* _____ *day of* _____, *19*____.

_____ *Notary Public*

Commission expires _____

WARRANTY DEED

FROM

Gary W. Jerkins etux

TO

John Dixon

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

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
			23800.00- CAMT.	
			61.88 MSTAX	
		VD	61.88- MSTAX	
			61.88 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	68.38-
			0591A06/02/86 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0 6 4 2 2

IDENTIFICATION REFERENCE

JUN 2 4 09 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 254273