BOOK 6906 PAGE 155

This Instrument Prepared By:
Gayle T. Moyer
Attorney at Law
City Hall Mall
Franklin, TN 37064

Sent Tax Statements To:
Bailey Mortg. Company
162 East Amite Street
Jackson, Miss. 39201

ADDRESS NEW OWNER:
Terry & Vernnetta Cannon
540 Michele Drive
Antioch, Tenn. 37014

Map-Parcel Nos:
Field Book: SDU76963
Map 162-H Parcel 6

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF Ten ($10.00) Dollars, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, BLUEGRASS HOMES, INC. a Tennessee corporation, has bargained and sold and by these presents do transfer and convey unto TERRY C. CANNON and wife, VERNNETTA J. CANNON, their heirs and assigns forever, the following described property, to wit:

A certain tract or parcel of land situated in Davidson County, Tennessee, and being Lot No. 79, on the plan of Whittemore Valley, Section 3 of record in Plat Book 6250, page 550, Register's Office of Davidson County, Tennessee.

Lot No. 79 fronts 77.50 feet and 5.00 feet along the northerly margin of Michele Drive and extends 140.00 feet along the westerly lot line and 102.00 feet along the easterly lot line to a broken line in the rear measuring 9.51 feet and 80.37 feet thereon.

Being a portion of the same property conveyed to Bluegrass Homes, Inc. by deed from B & P Developments, a partnership composed of David H. Parker and Frank C. Batson, recorded in Book 6733, page 660, Register's Office of Davidson County, Tennessee, and rerecorded in Book 6906, page 153, said Register's Office.

TO HAVE AND TO HOLD said tract of land, together with all improvements thereon and all appurtenances thereunto belonging unto the said Grantees, their heirs and assigns forever.

AND GRANTOR DOES COVENANT with the said Grantees, their heirs and assigns, that Grantor is lawfully seized and possessed of said property, that Grantor has a good and lawful right to sell and convey the same, and that it is free from any lien or encumbrance whatsoever with the following exceptions:

1. 1986 Davidson County property taxes are a lien but are not yet due and payable. These taxes have been prorated between the parties as of the date of this instrument with Grantees' assuming responsibility for payment of same.

2. Restrictive covenants recorded in Book 6243, page 80, Register's Office of Davidson County, Tennessee.

3. Plan of Whittemore Valley, Section 3, of record in Book 6250, page 550, Register's Office of Davidson County, Tennessee, including the owner's certificate, 20-foot minimum building setback line from Michele Drive, 10-foot sanitary sewer easement along the front lot line, and public and utility drainage easement along the rear lot line.

AND GRANTOR DOES FURTHER COVENANT and bind itself, its successors and assigns, to warrant and defend the title thereto against the lawful claims and demands of all persons whomsoever.

IN TESTIMONY WHEREOF, Grantor has hereunto set its signature, this the 30th day of June, 1986.

1 6 6 5 1

IDENTIFICATION REFERENCE

Jul 2 10 43 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

BLUEGRASS HOMES, INC.

By: _____
Bill Tisdale, President

By: _____
Neal Turner, Secretary

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, Gayle D. Moyer, a Notary Public for the State and County aforesaid, personally appeared BILL TISDALE and NEAL TURNER, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be the President and Secretary, respectively, of BLUEGRASS HOMES, INC., the within named bargainor, a corporation, and that they as such President and Secretary, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by themselves as President and Secretary.

WITNESS my hand and seal, at Franklin, Tenn., this 30th day of June, 1986.

My Commission Expires:
5-20-87

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

I certify that the actual consideration or value, whichever is greater, for this transfer is the sum of $76,500.00

_____
Affiant

Sworn to and subscribed before me on this the 30th day of June, 1986.

My Commission Expires:
5-20-87

_____
Notary Public

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

76500.00- CAMT.
198.90 CSTAX
.50 PRFEE
6.00 WDELD
CHECK 205.40-
2695A07/02/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

1651

IDENTIFICATION/REFERENCE

JUL 2 10 43 AM '86
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 266120