STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater, for this transfer is $ 91,000.00

Subscribed and sworn to before me, this the 31 day of May 19 ____

Affiant

My commission expires: January 10, 1989

Notary Public
Doris M. Freeman

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
TENNESSEE TITLE & TRUST, INC.
113 Hazel Path • Southall Bldg. • Suite 3 • Hendersonville, Tenn. 37075

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
Charles R. McConnell	Cameron-Brown Company
626 Vanoke Drive	4300 Six Forks Road, P.O. Box 18109
Madison, Tennessee 37115	Raleigh, North Carolina 27619
CITY STATE ZIP	CITY STATE ZIP

MAP & PARCEL NO. Map 42-13 Parcel 54 11D 10765

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, Andrew J. Nichols and wife, Shirley A. Clemons Nichols

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO Charles R. McConnell and wife, Ann McConnell

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Being Lot No. 4 on the Plan of Hedgewood Hills, as record in Book 2900 at page 135, Register's Office for Davidson County, Tennessee, to which reference is made for a more complete and more accurate description.

Being the same property conveyed to Larry P. Clemons and wife Shirley A. Clemons by Deed recorded in Book 6225 at page 726, Register's Office for Davidson County, Tennessee. and conveyed to Shirley A. Clemons by Quitclaim recorded in Book 6909, at page 39, Register's Office for Davidson County, Tennessee.
This conveyance is subject to taxes for year 1986 and subsequent year's easements and restrictive covenants of record.

IDENTIFICATION REFERENCE 17571

JUL 7 9 07 AM '86
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

THIS IS _____ IMPROVED PROPERTY KNOWN AS 626 Vanoke Drive Madison, Tennessee 37115

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 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 their hand S this 31st day of May 19 86

Andrew J. Nichols

Shirley A. Clemons Nichols

Andrew J. Nichols

Shirley A. Clemons Nichols

State of Tennessee
County of Sumner

On this 31st day of May, 19 86, before me personally appeared Andrew J. Nichols and wife, Shirley A. Clemons to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires:

January 10, 1989

Notary Public
Doris M. Freeman

State of Tennessee
County of _____

On this _____ day of _____, 19____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My Commission expires:

_____

_____
Notary Public

WARRANTY DEED

TENNESSEE
TITLE &
TRUST, Inc.

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

RECEIVED OF _____

FOR _____

BOOK 6909 PAGE 43

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
			91000.00- CONT.	
			236.00 MSTAX	
	VD		236.00- MSTAX	
			236.00 CSTAX	
			.50 PRFEE	
			6.00 WDED	
			CHECK	243.10-
3778A07/07/86			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

IDENTIFICATION REFERENCE

17571

Jul 7 9 07 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 267225