Address New Owner as Follows:
James E. Dixon, Jr.
257 West Sears Rd.
Pegram, TN 37143

Send tax bills to:
SAME

Map & Parcel
Map 155-3-A
Parcel 40
9D-31635

5043

WARRANTY DEED

FOR AND IN CONSIDERATION 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, William B. Butler, unmarried hereinafter called the Grantor, have bargained and sold and by these presents do transfer and convey unto the said James E. Dixon, Jr., hereinafter call the Grantee , his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 35 on the Plan of Rolling River Estates, Section I, as of record in Book 4860, Page 27, said Register's Office, to which plan reference is hereby made for a more complete description.

Being part of the same property conveyed to William B. Butler by deed from Metropolitan Federal Savings and Loan Association by deed of record in Book 6164, Page 452, Register's Office for Davidson County, Tennessee.

This property is conveyed subject to the Plan of record in Book 4860, Page 27, said Register's Office, Restrictive Covenants of record in Book 4788, Page 950, as amended by instrument of record in Book 4871, Page 640, said Register's Office, Declaration of covenants, conditions, and restrictions of record in Book 4892, Page 689, and By-Laws of record in Book 4892, Page 679 said Register's Office and Charter of record in Book 4892, page 671, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said real estate, with the appurtenances, estate, title and interest thereto belonging to the said James E. Dixon, Jr. his heirs and assigns forever.

AND GRANTOR COVENANTS that he is lawfully seized and possessed of said real estate, in fee simple, that he has a good right to convey it and that the same is unencumbered, unless otherwise herein set out.

AND GRANTOR DOES further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the said real estate against the lawful claims of all persons whomsoever.

WITNESS our hand on this the 16th day of June, 1986.

William B. Butler

IDENTIFICATION REFERENCE

18225

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN
JUL 8 11 59 AM '86

4559

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, William B. Butler, unmarried, the within named bargainor, with whom I am personally aquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal on this the 16th day of June, 1986.

Linda Worden
NOTARY PUBLIC

My commission expires: 4/17/88

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 25,000.00.

James E. Butler
Affiant

Subscribed and sworn to before me this the 16th day of June, 1986.

Linda Worden
NOTARY PUBLIC

My commission expires: 4/17/88

This instrument was prepared by:
TOM G. COLEMAN, JR., ATTORNEY
Coleman Real Estate Closing Ser.
9000 East Church Street
Brentwood, TN 37209

PLEASE RETURN TO: File Box 38

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

RECEIVED OF _____

FOR _____

BOOK 6910 PAGE 951

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

25000.00- CAMT.
70.00 CSTAX
.50 PRFE
6.00 WDE
CHECK 76.50-
4589A07/08/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

18225

IDENTIFICATION REFERENCE

JUL 8 11 59 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 268019