BOOK 6924 PAGE 942

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 51,900.00

Clifford E. Madden
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF July, 19 86

Notary Public

MY COMMISSION EXPIRES: July 18, 1987

THIS INSTRUMENT WAS PREPARED BY
LEON SHARBER, ATTORNEY, 325 PLUS PARK BOULEVARD, NASHVILLE, TENNESSEE 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Clifford E. Madden (NAME)	Provident Mortgage Corporation (NAME)	MAP 53-3
1604 Overton Street (STREET ADDRESS OR ROUTE NUMBER)	325 Plus Park Boulevard, #325 (STREET ADDRESS)	PARCEL 383
Old Hickory, TN 37138 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37217 (CITY) (STATE) (ZIP)	4D-44780

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, Land Enterprises, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Clifford E. Madden and wife, Deborah J. Madden

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:

BEING Lot No. 45 on the Revised Plan of Section E, Village of Old Hickory as of record in Book 1424, page 132, said Register's Office.

SAID Lot No. 45 fronts 84.6 feet on the westerly side of Overton Street and extends back 338.4 feet on the northerly line and 337 feet on the southerly line to a dead line in the rear on which it measures 84.8 feet.

Being the same property conveyed to Land Enterprises, Inc., a Tennessee Corporation, by deed from Sylvia Watts Gammill Littlejohn of record in Book 6845, page 859, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements, restricions, and building setback lines of record.

23304

IDENTIFICATION REFERENCE

JUL 22 1 00 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is unimproved ( ) improved (XX) property, known as 1604 Overton Street, (House Number) (Street) Old Hickory, TN 37138 (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 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 17th day of July, 19 86

Attest:

Land Enterprises, Inc.
By: Jean Pace, Pres.

STATE OF TENNESSEE }

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor___, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19___.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

Witness my hand and official seal at office at Nashville on this the 17th day of July, 1986.

My commission expires July 18, 1987

Notary Public

WARRANTY DEED

FROM

~~Land Enterprises, Inc.~~

TO

~~Clifford E. Madden~~
Deborah J. Madden

Return to:

LEON SHARBER, ATTORNEY
325 PLUS PARK BOULEVARD
NASHVILLE, TENNESSEE 37217

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6924 PAGE 911

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
			51900.00- CAPT.	
			145.32 CSTAX	
			.50 PRFEE	
			6.00 TDEED	
		VD	6.00- TDEED	
			6.00 MDEED	
			CHECK	151.82-
0527A	07/22/86		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

23304.

IDENTIF. REFERENCE

JUL 22 1 00 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 273834