WARRANTY DEED BOOK 6930 PAGE 831

This instrument was prepared by:

SCHULMAN, LeROY & BENNETT, P. C.
P. O. Box 2707
Nashville, Tennessee 37219

Address of New Owner(s):	Send Tax Bills to:	Map-Parcel Nos.
Copeland & Son, Incorporated	P.O. Box 215 Antioch, Tn. 37013	118-8/185

25429

IDENTIFICATION REFERENCE

Jul 28 2 45 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 $ 18,500.00.

Frank M. Copeland Jr.
Affiant

Subscribed and sworn to before me this 25th day of July, 1986.

Notary Public

Commission expires: 2-20-89

NOTARY PUBLIC

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, COMFORT CONTROL, INC., a Tennessee corporation, hereinafter referred to as Grantor, has bargained and sold, and by these presents does transfer and convey unto COPELAND & SON, INCORPORATED, hereinafter referred to as Grantee, its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 82 on the Plan of Grandview Heights, of record in Book 161, pages 14 and 15, Register's Office for said County.

Said Lot No. 82 fronts 50 feet on the easterly side of Eugenia Avenue and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Comfort Control, Inc. by deed from Albert J. Gasser and wife, Orlenia B. Gasser of record in Book 5462, page 254, Register's Office for said Davidson County, Tennessee.

Subject to the plan of record in Book 161, pages 14 and 15, said Register's Office, showing an Owner's Certificate, and certain notes, easements and setback lines.

This is unimproved/improved property, known as 2510 Eugenia Avenue, Nashville, Tennessee

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said Grantee, its successors and assigns forever, and Grantor does covenant with the said Grantee that it

is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as hereinabove set forth, and taxes for the year 1986 which the Grantee herein assumes and agrees to pay.

AND Grantor does further covenant and bind itself, and its successors and representatives, to warrant and forever defend the title to the said land to the said Grantee, its, successors, and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hands this 25th day of July, 1986.

COMFORT CONTROL, INC.

By: Danny R Mahaney
Danny R. Mahaney
Vice-President

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, [signature], a Notary Public, DANNY R. MAHANEY, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes thereon contained, and who further acknowledged that he is the Vice-President of COMFORT CONTROL, INC., and is authorized by COMFORT CONTROL, INC. to execute this instrument on its behalf.

Witness my hand and seal at office in Nashville, Tennessee, this 25th day of July, 1986.

[signature]
Notary Public

My Commission Expires:
4/9/89

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6930 PAGE 883

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

185C .50-
51.00 UTAX
.50 REGT
6.00 MTG
50.00-
2994A07/28/06 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

25428

IDENTIFICATION REFERENCE

Jul 28 2 45 PM '06

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 276249