Box 8 cg

THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR. and CHRISTY WILKINS IVEY**, Attorneys
2210 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:
Robert L. Drinkwine
108 Carriage Drive
Nashville, TN. 37221

MORTGAGEE:
Atlantic Coast Mortgage Company
3975 University Drive
Fairfax, VA 22030

MAP-PARCEL NUMBERS:
MAP 142-2
PARCEL 2
9D-05325

WARRANTY DEED

BOOK 6939 PAGE 708

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Dennis Astren and wife, Kim Astren hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Robert L. Drinkwine and wife, Janice T. Drinkwine hereinafter called the Grantee, Grantee's heirs 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. 97 on the plan of Section 2, Cross Timbers, of record in Book 3700, page 92, Register's Office for said County.

SAID Lot No. 97, which is a corner lot, fronts 84.33 feet on the easterly margin of Carriage Drive and fronts 115.0 feet on the southerly margin of Stacy Drive, said frontages being joined by a curve having a length of 39.27 feet, and extends back 115.3 feet on the easterly line and 130.3 feet on the southerly line to a point of intersection.

Being the same property conveyed to Dennis Astren and wife, Kim Astren by deed from Ronald H. Wofford and wife, Judy A. Wofford of record in Book 5355, page 741, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 4064, page 909, said Register's Office, and to the matters set forth in the above referenced plan of record.

THIS instrument is being executed on behalf of Kim Astren by Dennis Astren as her Attorney in Fact pursuant to a Power of Attorney being recorded simultaneously herewith.

This is (un)improved property, known as 108 Carriage Drive, Nashville, TN. 37221.

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, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 1st day of August, 19 86

Kim Astren
BY: Dennis Astren, Attorney in Fact

Dennis Astren

AUG 5 9 44 AM '86
FELIX P. WILSON II REGISTER DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE 28265

STATE OF TENNESSEE
COUNTY OF Davidson

On this 1st day of August, 19 86, before me personally appeared Dennis Astren, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed.

My Commission Expires: 10-14-88

Notary Public

NOTARY PUBLIC AT LARGE

STATE OF TENNESSEE
COUNTY OF _____

Before me, the undersigned, of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged ____self to be the President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 81,600.00.

_____
Affiant

Subscribed and sworn to before me, this the 1st day of August, 1986.

My Commission Expires: 10-24-88

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Dennis Astren, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument on behalf of Kim Astren as her Attorney in Fact as the free act and deed of the within named Kim Astren.

Witness my hand and official seal at Nashville, Tennessee, this the 1st day of August, 1986.

_____
Notary Public

My Commission expires: 10-24-88

WARRANTY DEED

from:
Dennis Astren and wife, Kim Astren

to:
Robert L. Drinkwine and wife,
Janice T. Drinkwine

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN. 25364

BOOK 6939 PAGE 710

STATE OF Tennessee

COUNTY OF Davidson

A F F I D A V I T

The undersigned Affiant, being first duly sworn, deposes and says as follows:

1. That the document to which this affidavit is exhibited was executed by the undersigned as attorney-in-fact for the principal thereon shown.

2. That the execution is proper and within the scope of the power-of-attorney referenced in the instrument.

3. That at the time of execution of said document the Affiant had no knowledge or notice of the termination of the power-of-attorney, either by revocation or by the principal's death, disability or incapacity.

Further the Affiant saith not.

Affiant Dennis Astren

Sworn to and subscribed before me this 1st day of August, 19 86.

Notary Public

My Commission Expires: 10-24-88

PERCY STATE OF TENNESSEE NOTARY PUBLIC AT LARGE

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6939 PAGE 711

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
			8160.00-	SALT.
			208.43	CSTAX
			.50	PRFEE
			9.00	MFEE
				CHECK 227.93-
			6221A08/05/86 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

28265

IDENTIFICATION REFERENCE

AUG 5 9 44 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 279408