Bk 23

Mortgage: Carl H. Bean, Jr.

Address New Owner:	Send Tax Bills To:	Map/Parcel
Michael F. Perkerson	Same	Map 104-1
P.O. Box 101013		Par 51
Nashville, Tn 37210		11W-81180

WARRANTY DEED

BOOK 6959 PAGE 200

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, CARL H. BEAN, JR., Individually, and d/b/a Music City Investment Enterprises, hereinafter called the Grantor, has bargained and sold and by these presents does transfer and convey unto the said MICHAEL F. PERKERSON, hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in the County of Davidson, State of Tennessee, described as follows, to-wit:

Being Lot No. 25 of Block 27, on the Plan of the Subdivision of Plummer Place, as of record in Book 161, Page 39, Register's Office for Davidson County, Tennessee.

Said Lot No. 25 fronts 50 feet on the westerly side of Chamberlain Avenue and runs back between parallel lines 154 feet more or less to an alley.

Being the same property conveyed to Music City Investment Enterprises by deed from Eddie C. Galbreath, III, unmarried of record in Book 5782, page 546, Register's Office for Davidson County, Tennessee.

Belinda H. Bean, wife of Carl H. Bean, Jr., executes this instrument for the purpose of (i) acknowledging and consenting to this conveyance, including the transfer of any property interest that may have accrued to her by virtue of her marriage to Carl H. Bean, Jr., and (ii) waiving and renouncing any dower, elective share or exemption rights provided for by law in the premises hereby conveyed.

This property is conveyed subject to the Plan of record in Book 161, Page 39, said Register's Office and to all applicable local government planning, building and zoning regulations.

This is improved property known as 219 Chamberlain, Nashville, Tennessee.

TO HAVE AND TO HOLD the said real estate, with the appurtenances, estate, title and interest thereto belonging to the said MICHAEL F. PERKERSON, 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 and valid right to convey it and that the same is unencumbered.

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.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

352 08 08/26 70-35- CHECK

IDENTIFICATION REFERENCE

Aug 26 9 03 AM '96

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN

WITNESS our hands on this 19th day of August, 1986.

Carl H. Bean Jr.
CARL H. BEAN, JR.,
Individually and d/b/a Music
City Investment Enterprises

Belinda H. Bean
BELINDA H. BEAN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $22,750.00.

Michael F. Peterson
AFFIANT

Sworn to and subscribed before me this 19th day of August, 1986.

Carolyn Sizemore
NOTARY PUBLIC

My commission expires: 9-11-88.

CAROLYN SIZEMORE NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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 Carl H. Bean, Jr., Individually and d/b/a Music City Investment Enterprises, and Belinda H. Bean, the bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 22 day of August, 1986.

Tom G. Coleman
NOTARY PUBLIC

My commission expires: 4-17-1988

TOM G. COLEMAN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

PREPARED BY:
TOM G. COLEMAN, JR., Attorney
Coleman Real Estate Closing Service, Inc.
9000 E. Church St.
Brentwood, TN 37027

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

RECEIVED OF _____

FOR _____

BOOK 6959 PAGE 202

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
			22750.00- CAMT.	
			63.56 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	70.06-
4283408/26/86			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

35208

IDENTIFIER REFERENCE

Aug 26 9 03 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 287206