This instrument prepared by:
GULLETT, SANFORD, ROBINSON & MARTIN
230 Fourth Avenue North
Nashville, Tennessee 37219

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $27,579.75.

X Gary Gipson
Affiant

Subscribed and sworn to before me, this 26th day of August, 1986.

Notary Public

My Commission expires: 3-2-88

Address new owners as follows: Richard J. Olivier & wife, Barbara T. Olivier

Send Tax Bills to: Same, 334 Fall Creek Dr, Nashville Tn. 37214

Map-Parcel Numbers: 82-8-281, 19W 16700

WARRANTY DEED

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, GARY GIPSON AND WIFE, MONA GIPSON, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto RICHARD J. OLIVIER AND WIFE, BARBARA T. OLIVIER, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

> Land in Davidson County, Tennessee, being Lot No. 7 on the Plan of J.W. Hart's Addition, as of record in Book 57, page 129, Register's Office for said County, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to Gary Gipson and wife, Mona Gipson, by deed from Estelle Vance Jent, of record in Book 5949, page 733, Register's Office for said County.

This conveyance is subject to 1986 taxes which have been prorated and assumed by Grantees.

This is (X) improved property, known as: 712 McFerrin Ave
( ) unimproved
(House Number) (Street)

(P. O. Box) Nashville Tn. (City or Town) 37206 (Postal Zip)

3627.9

IDENTIFICATION REFERENCE

AUG 28 10 27 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

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, theirs 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 our hands this 26th day of August, 1986.

Gary Gipson

Gary Gipson

Mona Gipson

Mona Gipson

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Kimball L. Harris, a Notary Public in and for said County and State, Gary Gipson and wife, Mona Gipson, 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, at office, this 26th day of August, 1986.

Kimball L. Harris

Notary Public

My Commission Expires:

3.8.89

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

RECEIVED OF _____

FOR _____

BOOK 6962 PAGE 197

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

27579.75- CAMT.
77.28 C3TAX
.50 PRFEE
6.00 WDEED
CHECK 83.78-
5414A08/28/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

36279

IDENTIFICATION REFERENCE

Aug 28 10 27 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 288374