Box 20

ADDRESS NEW OWNERS	SEND TAX BILLS TO	MAP-PAR NO.
Rudolf W. Forster & wife, Rebecca A. Forster 602 Galaxie Drive Nashville, Tennessee 37209	Atlantic Coast Mortgage Co. 3975 University Drive Fairfax, Va. 22030	102-14 14

WARRANTY DEED BOOK 6980 PAGE 132

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantee(s) and other good and valuable considerations, the receipt of which is hereby acknowledged, we, **James Martin Byrd and wife, Nell N. Byrd,** have bargained and sold, and by these presents do transfer and convey unto the said **Rudolf W. Forster and wife, Rebecca A. Forster,** the GRANTEES herein, 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. 1116 on the Plan of Charlotte Park, Section 14, as of record in Book 3300, Page 29 and 30, Register's Office for Davidson County, Tennessee.

SAID Lot No. 1116 fronts 75 feet on the northerly side of Galaxie Drive and runs back between lines 175.6 feet on the westerly side of 218.53 feet on the easterly side which is a broken line, to a line in the rear, measuring 20.6 feet thereon.

BEING the same property conveyed to James Martin Byrd and wife, Nell N. Byrd by deed from Hudson and Drive Construction Company of record in Book 3611, Page 16, said Register's Office for Davidson County, Tennessee.

42563

IDENTIFICATION REFERENCE

SEP 16 12 55 PM '86

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TN

This conveyance is subject to all restrictions, easements and plats of record in Register's Office for said County.

This is improved property, known as: **602 Galaxie Drive, Nashville, Tennessee 37209.**

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.

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.

Witness our hands this 15 day of September, 1986.

James Martin Byrd
James Martin Byrd

Nell N. Byrd
and wife, Nell N. Byrd

RECEIVED
SEP 16 2 55 PM
TAX
259

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 6980 PAGE 133

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **James Martin Byrd and wife, Nell N. Byrd**, the bargainor(s), 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 15 day of September, 1986.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 7-17-88

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or true value, whichever is greater, for this transfer is $ 72,500.00

AFFIANT

SWORN TO AND SUBSCRIBED BEFORE ME THIS 15 DAY OF September, 1986.

NOTARY PUBLIC

MY COMMISSION EXPIRES:
7-17-88

This instrument was prepared by:

Rick M. Johnson, 3221 Nolensville Road, Nashville, Tennessee 37211

(615) 833-5858

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

RECEIVED OF _____

FOR _____ BOOK 6980 PAGE 134

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			72500.00- CAMT 203.00 CSTAX .50 PRFEE 6.00 WDEED CHECK 209.50- .00	

2559A09/16/86 BAL

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

42563

IDENTIFICATION REFERENCE

SEP 16 12 55 PM '86
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 295360