BOX 12
21605 0534

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
James S. Deal, et ux (NAME)	Metropolitan Federal (NAME)	102-8-246
409 N. Wilson Avenue (STREET ADDRESS OR ROUTE NUMBER)	230 4th Ave. No. (STREET ADDRESS)	26W 08980
Nashville, TN 37205 (CITY) (STATE) (ZIP CODE)	NASH TN 37219 (CITY) (STATE) (ZIP CODE)	

WARRANTY DEED BOOK 6982 PAGE 56

For and in consideration of the sum of --TEN AND 00/100 (10.00)---------- DOLLARS

cash and other good and valuable consideration, the receipt of all of which is hereby acknowledged; we, FLORA Y. KINDER, ELAINE YARBROUGH WOLF, and POLLARD LEE YARBROUGH, heirs at law of Ida M. Yarbrough, deceased; said Flora Y. Kinder executes this deed individualy and as testamentary trustee under the will of her mother, Ida M. Yarbrough;

have bargained and sold, and by these presents do transfer and convey unto the said JAMES A. DEAL and wife, KATHERINE S. DEAL,

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 2, Block "H" on the Map of Cherokee Park Subdivision, Section 2, as of record in Book 547, Pages 175 and 176, Register's Office for said County.

Said Lot No. 2 fronts 60 feet on the westerly side of Wilson Avenue, and runs back between parallel lines 140 feet to a dead line.

Being the same property conveyed to Wm. G. Yarbrough and wife, Ida M. Yarbrough, by deed from H. W. Lofton, et ux, et al, of record in Book 1248, Page 523, said Register's Office; the said Yarbroughs having since died, and Wm. G. Yarbrough having predeceased his wife, Ida M. Yarbrough, whose Will is of record in Will Book 154, Page 738, Probate Court Clerks Office for said County, having devised subject property Flora Y. Kinder, Elaine Yarbrough Wolf and Pollard Lee Yarbrough.

This is not the usual place of residence of either of the grantors.

4 3 2 3 3

IDENTIFICATION REFERENCE

SEP 17 3 01 PM '86

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN

( ) unimproved
This is improved (X) property, known as 409 N. Wilson Boulevard (House Number) (Street)
Nashville, Tennessee 37205
(P. O. Address) (City or Town) (Zip Code)

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 10th day of September, 19 86

Flora Y. Kinder
Flora Y. Kinder, individually and as TT u/w/o Ida M. Yarbrough

Elaine Yarbrough Wolf 9/8/86

Pollard Lee Yarbrough
Pollard Lee Yarbrough

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Montgomery

BOOK 6982 PAGE 57

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Flora Y. Kinder, individually and as Testamentary Trustee under will of Ida M. Yarbrough, and Pollard Lee Yarbrough,

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~~ Clarksville, Tennessee, this 16th day of September, 1986.

My commission expires ~~9/9/89~~ 9-15-87 Notary Public Chris Mahoney

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged _____ to be the _____ and _____ respectively of _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as _____ and attesting the same by the said _____ as _____.

Witness my hand and seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 103,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

X James a Deal

Sworn to and subscribed before me
this 16th day of September, 1986.

My commission expires 11-1-87 Notary Public Heather Potts

This instrument was prepared by:	
HOFSTETTER & HOFSTETTER, ATTYS.	Suite 500, 230 Fourth Avenue North Nashville, TN 37219
Name	Address

WARRANTY DEED

FROM

FLORA Y. KINDER, ELAINE YARBROUGH WOLF, and POLLARD LEE YARBROUGH

TO

JAMES A. DEAL and wife,

KATHERINE S. DEAL

Ticor Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

STATE OF KENTUCKY)

COUNTY OF FAYETTE)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ELAINE YARBROUGH WOLF, the bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Lexington, Kentucky, this 8th day of September, 1986.

Notary Public Janice Gay Claypool

My commission expires: February 14, 1988



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

RECEIVED OF _____

FOR _____

BOOK 6982 PAGE 59

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

103000.00- CAMT
288.40 CSTAX
.60 PRFEE
9.00 WDEED
CHECK 297.90
3277A09/17/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

43233

IDENTIFICATION REFERENCE

Sep 17 3 01 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 296061