BOOK 7025 PAGE 825

WARRANTY DEED

This instrument was prepared by:

SCHULMAN, LeROY & BENNETT, P. C.
P. O. Box 2707
Nashville, Tennessee 37219

ADDRESS OF NEW OWNER(S):	MORTGAGEE:	MAP-PARCEL NO.
John Paul Moore 7844 Steeplechase Lane Nashville 37221	none	127-210

5838 9

IDENTIFICATION REFERENCE

Oct 31 8 59 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 22,000.00

Affiant

Subscribed and sworn to before me this 30th day of October, 1986.

Notary Public

Commission expires: 4/21/90

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, We, WILLIE K. DAVIS, and wife, BARBARA T. DAVIS, hereinafter referred to as Grantors, have bargained and sold, and by these presents do transfer and convey unto JOHN PAUL MOORE, hereinafter referred to as Grantee, his successors 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. 20 on the Plan of Saddle Ridge, Section Two, of record in Book 5200, Page 366, Register's Office for Davidson County, Tennessee.

Beginning at a point on the eastern margin of Steeplechase Lane, said point being a common front corner with Lot No. 21; thence North 39° 38' 45" East, a distance of 627.49 feet to a point, said point being located on the rear line of said lot; thence South 39° 50' 22" East, a distance of 565 feet to a concrete monument; thence South 22° 55' 54" East, a distance of 180 feet to a point; thence Northwesterly 25.97 feet to a point; thence South 36° 8' 29" West, a distance of 104.02 feet to a point, said point being the common corner with Lot 19; thence North 68° 30' 49" West, a distance of 497.45 feet to a concrete monument; thence North 74° 00' 52" East to a point, said point located on the Easterly margin of Steeplechase Lane; thence running along the Easterly margin of Steeplechase Lane a distance of 105 feet to a point, said point being the point of beginning.

Subject to restrictive covenants contained in Book 5660, page 823, Register's Office for Davidson County,

Tennessee, the Plan of Record in Book 5200, page 366, said Register's Office, showing an Owner's Certificate, a 250 foot minimum building setback line from Steeplechase Lane and a 10 foot easement for public utility and drainage purposes along the rear line of said lot and that line which is a common boundary with Lot 19.

Also subject to a 2.5 x 25 foot utility anchor easement located on the southwest corner of said lot, being the southern most corner on the margin of Steeplechase Lane; and subject to a 20 foot easement for common access benefiting Lot 21, a 75 foot Tennessee Valley Authority transmission line easement across the rear line of said lot, a soil absorption area as shown, and subsurface sewage disposal area as shown.

Being a part of the same property conveyed to Willie K. Davis, by Deed from Willie K. Davis, Trustee, of record in Book 6002, Page 79, and by Deed from G. William Davis of record in Book 6002, Page 84, Register's Office for Davidson County, Tennessee.

Barbara T. Davis, wife of Willie K. Davis, joins in the execution of this conveyance for the express purpose of conveying and releasing any right she may have as a result of her marital status.

This is unimproved/improved property, known as Lot 20, Saddle Ridge, Section Two, Davidson County, Tennessee

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, his heirs, successors and assigns forever, and we do covenant with the said Grantee that we are seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, except as hereinabove set forth.

AND we do further covenant and bind ourselves, and our heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his heirs, successors, and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hands this 28th day of October, 1986.

Willie K. Davis

Willie K. Davis

Barbara T. Davis

Barbara T. Davis

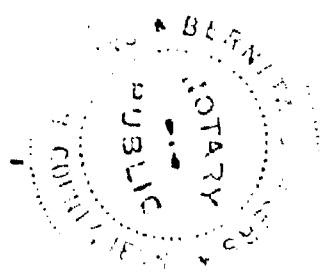
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 28th day of Oct., 1986, before me personally appeared WILLIE K. DAVIS, and wife, BARBARA T. DAVIS, to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

Witness my hand and seal, at office in Nash. Tenn., this 28th day of Oct, 1986.

Benita H Adams
Notary Public

My Commission Expires:
07-10-90



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

RECEIVED OF _____

FOR _____

BOOK 7025 PAGE 828

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

2000.00- CAMT.
61.60 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 71.10-
0619A 10/31/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5838 9

IDENTIFICATION REFERENCE

OCT 31 8 59 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No.06620