#5420
File Box 38

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
4301 Hillsboro Road, Suite 110

BOOK 7029 PAGE 727

Nashville, Tennessee 37215

Mortgagee:

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
JERRY N. KIRBY (NAME)	New Owners (NAME)	Map 104-2-A
201 Acklen Park Drive, Unit 20 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 20
Nashville, Tennessee 37203 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	FB# 21W-13038

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, BRUCE D. ZEITLIN, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JERRY N. KIRBY and DALE L. KIRBY wife,

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, HEIRS 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 Unit No. 20 on the Plan of Acklen Place Condominiums as of record in Plat Book 5200, page 503, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Bruce D. Zeitlin by deed from Union Development Company, Inc. of record in Book 6126, page 571, said Register's Office.

This conveyance is made subject to (1) Restrictions of record in Book 6045, page 173; (2) Charter of record in Book 6053, page 803;; and (3) All matters appearing on the Plan of record in Plat Book 5200, page 503, said Register's Office.

59655

IDENTIFICATION REFERENCE

Nov 4 8 46 AM '86

FELIX J. MILLIGAN JR. REGISTER DAVIDSON COUNTY, TN

This is unimproved ( ) improved (XX) property, known as 201 Acklen Park Drive, Unit 20, Nashville, Tennessee 37203

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 24th day of October, 1986

BRUCE D. ZEITLIN

STATE OF TENNESSEE
COUNTY OF ~~Davidson~~

BOOK 7629 PAGE 728

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

Witness my hand and official seal at ~~Nashville, Tennessee~~ this ~~24th~~ day of ~~October~~, 19~~86~~.

My commission expires 1/10/89 Notary Public

STATE OF TENNESSEE
COUNTY OF

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

Witness my hand and official seal, at _____

this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF ~~Davidson~~

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $~~47,500.00~~

Dale L. Kirby
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF ~~October~~, 19~~86~~.

MY COMMISSION EXPIRES 1/10/89 (AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM BRUCE D. ZEITLIN

TO JERRY N. KIRBY and wife, DALE L. KIRBY

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
P.O. Box 926
Suite 11C The Paddock
229 Ward Circle
BRENTWOOD, TENNESSEE 37027-0926

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

RECEIVED OF _____

FOR _____

BOOK 7029 PAGE 729

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

4750[illegible] 0- CNMT.
133.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 139.50-
1945A[illegible]/04/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

59655

IDENTIFICATION REFERENCE

Nov 4 8 46 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 08019