THIS INSTRUMENT WAS PREPARED BY:
LUCIEN DALE, ATTORNEY
Suite 205, Ambrose Building
162 Fourth Avenue, North
Post Office Box 2868
Nashville, Tennessee 37219

BOOK 7036 PAGE 325

WARRANTY DEED

ADDRESS NEW OWNERS AS:	SEND TAX BILLS TO:	MAPPARCEL NOS.
Henry P. Staley, Jr. 314 Rising Sun Lane Old Hickory, TN 37138	same	Map 64-02 Parcel 56 4D-27480

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION, OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS $165,000.00.

Elbert K. Jacks
AFFIANT

Subscribed and sworn to before me,
this 31st day of Oct, 1986.

Lucien Dale
Notary Public

My Commission Expires: 6-1-1987

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($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, ELBERT K. JACKS AND WIFE, VERNA L. JACKS, have bargained and sold, and by these presents do transfer and convey unto the said HENRY P. STALEY, JR. his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, towit:

Land in Davidson County, Tennessee, being Lot No. 230, on the Plan of Brandywine Farms, Section 13, of record in Book 4660, Page 71, Register's Office for Davidson County, Tennessee.

Lot No. 230 fronts 130 feet on the southerly side of Rising Sun Lane, and runs back 297.26 feet on its westerly line, and 299.30 feet on its easterly line, to a line in the rear measuring 149.87 feet.

Being the same property conveyed to Elbert K. Jacks and wife, Verna L. Jacks by Deed from Harry E. Margrave and wife, Katherine H. Margrave, of record in Book 6271, Page 779, said Register's Office.

This conveyance is made subject to Restrictive Covenants of record in Book 3816, Page 544, as amended in Book 3843, Page 951, and Book 3886, Page 720; and made applicable to subject property by instrument of record in Book 4765, Page 625; setback lines, easements and other limitations as shown on recorded plan of record in Book 4660, Page 71, said Register's Office.

The above description is subject to a triangular easement of record in Book 5296, Page 823, Register's Office for Davidson County, Tennessee, which reads as follows:

Beginning at a point in the south margin of Rising Sun Lane, common front corner of Lots Nos. 230 and 231, thence with the line between said lots southwardly 37 feet, more or less to the rear of western margin of the driveway serving Lot No. 231; thence with the westerly margin of said paved drive northwestwardly 37 feet, more or less, to a point in the southern margin of the Rising Sun Lane; thence with the margin of same, eastwardly 5.34 feet, more or less, to the point of beginning.

This is improved property known as 314 Rising Sun Lane, Old Hickory, Tennessee 37138.

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 and assigns, forever.

And we do covenant with the said Grantee 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 assigns to warrant and forever defend the title to the said land to the said Grantee, his heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS our hands this 31st day of Oct, 1986.

Elbert K. Jacks
ELBERT K. JACKS

Verna L. Jacks
VERNA L. JACKS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within ELBERT K. JACKS AND WIFE, VERNA L. JACKS, the bargainors, with whom I am personally acquainted, and who acknowledgd that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 31st day of Oct, 1986.

Notary Public

My Commission Expires:

6-21-1987

IDENTIFICATION REFERENCE

6119

Nov 10 2 33 PM '86

FELICIA Z. WILKINS, REGISTER
DAVIDSON COUNTY, TN

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

RECEIVED OF _____

FOR _____

BOOK 7036 PAGE 327

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
			650[illegible].00- CO TX 462.00 CO TX .50 PRFE 6.00 MSC CHECK 463.50-	

4[illegible]/10/86 DAL •00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6 1 9 1 1

IDENTIFI REFERENCE

NOV 10 2 33 PM '86

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 10494