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FILE IN BOX #4

FORM NO. WD-1
#86-11-25

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 70,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14TH DAY OF NOVEMBER, 1986.

Notary Public

MY COMMISSION EXPIRES: February 19, 1988

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

FOLEY & WEISS, ATTYS., Suite 500, One Church Street Bldg., Nashville, TN 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
J. C. HOWARD (NAME)	"OWNERS" (NAME)	MAP 96-16
P. O. Box 158095 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	PARCEL 326
Nashville, TN 37215 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	#8DA-32945

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, ~~WE~~ I, FRANK GHERTNER, Trustee with full power to mortgage, sell, encumber, restrict or convey without joinder of any beneficiary,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO J. C. HOWARD and wife, JEAN H. HOWARD,

HEREINAFTER CALLED THE GRANTEES, THEIR 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 Lot No. 1351 on the Plan of Charlotte Park, Revised - Section 24, of record in Book 4300, Page 171, Register's Office for said County.

SAID Lot No. 1351 fronts 65 feet on the westerly margin of Thunderbird Drive and extends back 193.5 feet on the the northerly line and 188.6 feet on the southerly line to a dead line in the rear measuring 93.75 feet thereon.

BEING part of the same property conveyed to Frank Ghertner, Trustee with full power to mortgage, sell, encumber, restrict or convey without joinder of any beneficiary, by Deed from Donald W. Terrell, Inc., of record in Book 5664, Page 687, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to restrictive covenants of record in Book 4498, Page 209, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and paid by the Grantor herein.

FRANK Ghertner, Trustee, and Frank F. Ghertner, Trustee, are one and the same person.

This is improved (XX) unimproved ( ) property, known as 6312-6314 THUNDERBIRD DRIVE, NASHVILLE, TENNESSEE 37209
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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. 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.

Witness my hand this 14th day of November, 19 86

Frank F. Ghertner, Trustee
FRANK GHERTNER, Trustee

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named FRANK GHERTNER, Trustee,

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 14th day of November, 1986.

Notary Public

Commission Expires February 19, 1988

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for 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 himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19___.

_____ Notary Public

Commission Expires _____

64349

IDENTIFICATION REFERENCE

Nov 18 11 51 AM '86

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

WARRANTY DEED

FROM

FRANK GHERTNER, Trustee

TO

J. C. HOWARD and wife,

JEAN H. HOWARD

FOLEY & WEISS
ATTORNEYS AT LAW
SUITE 500
ONE CHURCH STREET BUILDING
NASHVILLE, TENNESSEE 37201

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

RECEIVED OF _____

FOR _____

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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

70000.00- CAMT.
196.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 202.50-
7246AT 11/18/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

64349

IDENTIFICATION REFERENCE

Nov 18 11 51 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 13188