BOOK 7050 PAGE 674

FORM NO. WD-1

FILE BOX 9

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 168,900.00

Henry P. Minton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF November 1986.

John V. Adams
Notary Public

MY COMMISSION EXPIRES: 11-1-87

(AFFIX SEAL)

Mortgagee: None

THIS INSTRUMENT WAS PREPARED BY
John V. Adams, Attorney
3813 Cleghorn Ave., Nashville, Tennessee 37215

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Henry P. Minton (NAME)	NEW OWNER (NAME)	Map 160-15-A
123 Hearthstone Manor Circle (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 28
Brentwood, TN. 37027 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	FB#6DU 81686

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, Kenneth L. Spade and wife, Elizabeth K. Spade,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Henry P. Minton and wife, Lois Minton,

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 Residental Unit No. 28 as shown on the Site Plan of Hearthstone, Phase II, as of record in Book 6250, page 492, Register's Office for said County, and as described by the Declaration of Covenants, Conditions and Restrictions as of record in Book 6424, page 839, said Register's Office, as amended by instruments of record in Book 6582, page 154, said Register's Office, and Book 6600, page 3, said Register's Office, together with all easements, rights and appurtenances to said Residential Unit granted in the aforesaid Declaration of Covenants, Conditions and Restrictions, and amended.

Being the same property conveyed to Grantors by deed from Radnor Homes, Inc., a Tennessee corporation, of record in Book 6609, page 788, said Register's Office.

This conveyance is subject to the following:

1. 1986 taxes, prorated and assumed by Grantees.
2. Restrictive covenants contained in Book 5409, page 485, said Register's Office.
3. Declaration of Covenants, Conditions and Restrictions, including liens for special assessments, all as contained in instrument of record in Book 6424, page 839, as amended in Book 6582, page 154, and further amended by Second Amendment of record in Book 6600, page 3, all in the Register's Office for Davidson County, Tennessee.
4. Matters shown on the Plan of record in Book 6250, page 492, said Register's Office, and general notes.
5. Subject to the high and low water of lake.

This is unimproved ( ) improved (X) property, known as 123 Hearthstone Manor Circle, Brentwood, Tennessee 37027
(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 our hand s this 18th day of November, 1986

Kenneth L. Spade

Kenneth L. Spade

Elizabeth K. Spade

Elizabeth K. Spade

STATE OF TENNESSEE
Davidson County

BOOK 7050 PAGE 675

Personally appeared before me, John V. Adams, a Notary Public in and for said County and State, the within named Kenneth L. Spade and wife, Elizabeth K. Spade

the bargainor S, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 18th day of November 19 86

Commission expires 11-1-87

John V. Adams
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19 ____

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM

Kenneth L. Spade and wife,

Elizabeth K. Spade

TO

Henry P. Minton and wife,

Lois Minton

Prepared By:
John V. Adams, Attorney
3813 Cleghorn Ave.
Nashville, TN 37215

INCUMBRANCE

FILED & WILSON IT REGISTER
DAVIDSON COUNTY, TN

'86 NOV 25 2 51 PM

69502

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7050 PAGE 676

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

16099 . 00- CASH
472.50 STATE
.50 PRFEE
6.00 MISC
STATE 279.00-
DEPUTY/ELECTRONIC SAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

66982

IDENTIFICATION REFERENCE

Nov 25 2 51 PM '86

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No.16097