5206 File Box 38

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
4301 Hillsboro Road, Suite 110
Nashville, Tennessee 37215

BOOK 7054 PAGE 634

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
HARRY STEPHEN AVERY (NAME)	MORTGAGEE METFIRST FINANCIAL CO. (NAME)	Map 143-02B
744 Harpeth Trace Drive (STREET ADDRESS OR ROUTE NUMBER)	9225 Indian Creek Pkwy., #300 (STREET ADDRESS)	Parcel 2300
Nashville, Tennessee 37221 (CITY) (STATE) (P. O. ZIP)	Overland Park, Kansas 66210 (CITY) (STATE) (ZIP)	FB# 9DZ-73026

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, JONATHAN E. GREENE, married,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO HARRY STEPHEN AVERY, unmarried

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 Lot No. 23 on the Revised Plan of Treetops at Harpeth Trace, as of record in Plat Book 6250, page 455, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Jonathan E. Greene, unmarried by deed from The Zeitlin Group of record in Book 6623, page 405, said Register's Office.

This conveyance is made subject to: (1) Declaration of Covenants, Conditions and Restrictions of record in Book 6287, page 417; (2) By-Laws of record in Book 6287, page 460; (3) Easements of record in Book 5360, page 320, Book 5364, page 882, Book 4889, page 192, and Book 5142, page 694; and (4) All matters appearing on the Plan of record in Plat Book 6250, page 455, said Register's Office.

Paula J. Greene, spouse of Jonathan E. Greene, joins in the execution of this instrument for the purpose of conveying any interest she may have in the subject property by virtue of her marriage to the said Jonathan E. Greene.

6811 IDENTIFICATION REFERENCE

DEC 1 2 10 PM '86

FELIX Z. WILSON, REGISTER DAVIDSON COUNTY, TN

unimproved ( )
This is improved (XX) property, known as 744 Harpeth Trace Drive, Nashville, Tennessee 37221

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 13th day of November, 1986

Jonathan E. Greene
JONATHAN E. GREENE

Paula J. Greene
PAULA J. GREENE

STATE OF TENNESSEE
COUNTY OF Williamson

BOOK 7054 PAGE 695

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JONATHAN E. GREENE and wife, PAULA J. GREENE

the bargainor S, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this 13th day of November, 1986.

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 Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 119,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF November, 1986.

MY COMMISSION EXPIRES: 1/10/89 (AFFIX SEAL) Notary Public

WARRANTY DEED

FROM

JONATHAN E. GREENE

TO

HARRY STEPHEN AVERY, unmarried

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 7054 PAGE 696

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
			1.950 . 0- CMT.	
			34.00 CSTAX	
			.50 PRFE	
			6.00 MDE D	
			CHECK	341.10-
			1463A12/01/86 3NL	.01

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6811

IDENTIF. REFERENCE

DEC 1 2 10 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No17297