THIS INSTRUMENT PREPARED BY:
STEWART , BLACK & UNDERHILL
ATTORNEYS AT LAW
223 MADISON STREET
SUITE 108
MADISON, TENNESSEE 37115

BOOK 7076 PAGE 228

ADDRESS NEW OWNER(S):	MORTGAGEE:	MAP AND PARCEL NOS.
JUNE CARTER CASH P.O. BOX 508 HENDERSONVILLE, TN 37075	NONE NONE NONE	MAP 52-03 PARCEL 102 11D-43765

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and NO/100 DOLLARS ($10.00) , cash in hand paid, and other good and valuable considerations, receipt and sufficiency of which are hereby acknowledged, ROSANNA LEIGH NIX ROGERS , hereinafter referred to as " GRANTOR(S) ", has this day bargained and sold, and by these presents does hereby transfer and convey unto the said JUNE CARTER CASH, hereinafter referred to as " GRANTEE(S) ", her heirs and assigns, certain real estate in Davidson County, Tennessee being more particularly described in Exhibit "A", which is attached hereto and incorporated herein by reference, together with all right, title and interest of Grantor(s) in and to any easement and right-of-way adjoining or abutting said real estate and any covenants and other rights appurtenant thereto (the "Property").

This is improved property known as 788 Sanitarium Dr., Hendersonville, TN 37075 .

TO HAVE AND HOLD the Property, with the appurtenances, estate, title and interest thereto belonging, to the said Grantee(s) her heirs and assigns forever, and I covenant with the said Grantee(s), her heirs and assigns, that I am lawfully seized and possessed of the "Property" in fee simple, and have a good right to convey it, and that the same is unencumbered except as set forth on Exhibit "B" attached hereto and incorporated herewith.

Grantor(s) further covenant and bind herself, her heirs and assigns, to warrant and forever defend the title to the "Property" to Grantee(s), her heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, Grantor(s) has caused this Warranty Deed to be executed as of the 19th day of Dec., 1986.

75212 IDENTIFICATION Dec 22 8 55 AM '86

X Rosanna Leigh Nix Rogers.
ROSANNA LEIGH NIX ROGERS

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I, We, hereby swear or affirm that, to the best of Affiant's knowledge, information and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 25,000.00 , which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

AFFIANT

Subscribed and sworn to befor me this the 19th day of December ,1986.

MY COMMISSION EXPIRES: 11-12-89 NORTARY PUBLIC

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, the within named ROSANNA LEIGH NIX ROGERS, the Bargainor with whom I am personally acquainted, and who acknowledged that she executed the within named instrument for the purposes therein contained.

WITNESS my hand and official seal at Madison , Tennessee, this the 19th day of December , 1986.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 11-12-89

BOOK 7076 PAGE 230

" EXHIBIT A "

Land in Davidson County, Tennessee, being the easterly part of Lot 14, Block "B" on the revised unrecorded plan of Homeacres, as sub-divided by Blanchard and Parrish, Surveyors.

Said part of Lot No. 14 fronts 123 feet on the southerly side of Sanitarium Drive and runs back between parallel lines with the westerly margin of a proposed street 175 feet to the northerly margin of Lot 15 in Block "B".

Being the same property conveyd to Rosanna Leigh Nix by deed from Reginal Tryon et ux,Faye Tryon of record in Book 5444, page 210, said Register's Office and by quitclaim deed from Terry Dewayne Rogers, husband of Rosanna Leigh Nix Rogers, of record in Book 5863, page 739, said Register's Office.

" EXHIBIT B "

THis conveyance is subject to the unrecorded plan of Homeacres.
Taxes for the year 1986 have been paid.

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

RECEIVED OF _____

FOR _____

BOOK 7076 PAGE 232

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

2563 .00- CAPT.
73.00 CSTAX
.50 PRFEE
12.00 MISC
CHECK 32.50-
0641A 12/22/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2 1 2
7 5
IDENTIFICATION REFERENCE
8 55 AM '86
Dec 22
DAVIDSON COUNTY

No. 25362