mail

This instrument prepared by: Ballew-Freeman, Attys., P. O. Box 1368, Madison, TN 37116

BOOK 7084 PAGE 255

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: Mortgagee: none	MAP PARCEL NUMBERS
Billberg Partnership (NAME)	(NAME)	62-9-70
2527 Miami Avenue (STREET ADDRESS OR ROUTE NUMBER)	(Same) (STREET ADDRESS)	
Nashville, Tn. 37214 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100----------

----------$10.00---------- Dollars,

cash in hand paid by the grantees hereinafter named, and other good and valuable consideration, receipt of which is hereby acknowledged,

ROBERT D. RIDLEY unmarried

have this day bargained and sold, and do hereby transfer and convey unto the said BILLBERG PARTNERSHIP.

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lots Nos. 17, 18 and the south part of Lot No. 19 on the Map of Riverview Subdivision, as of record in Book 547, pages 93, 94 and 95, Register's Office for said County, and described according to a survey made May 23, 1964, by Hickerson & Hickerson, Engineers, as follows:

Beginning at an iron pin in a hedge in an old established fence line at the corner of Lots 16 and 17 in the west margin of Pennington Bend Road, formerly known as Riverview Drive; thence with the line between Lots 16 and 17, along said old fence passing the top of the bluff at 156 feet, south 72 degrees west, a total distance of 176 feet to the edge of Cumberland River; thence northerly along the edge of said River, 99 feet, more or less, to a point; thence north 69 degrees 30' east, passing through a fence post at the top of bluff, along an old established fence, a total distance of 178 feet, more or less, to an iron pin in the west margin of said Road; thence with the margin of the same, southerly 105.4 feet, more or less, to the point of beginning.

Being the same property conveyed to Robert D. Ridley by deed from Harry E. Corenswet, Morris A. Corenswet and Abe Corenswet as of record in Book 3767, Page 400, Register's Office for Davidson County, Tennessee.

NOTARY PUBLIC AT LARGE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $40,000.00

Subscribed and sworn to before me this the 19 day of December 1986

Affiant

My commission expires: 11-12-89 (Affix Seal)

Notary Public

unimproved ( )
This is improved (X) property, known as 2214 Pennington Bend Road, Nashville (House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hands this 19 day of December, 19 86, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Robert D. Ridley

ROBERT D. RIDLEY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me the undersigned, *a Notary Public in and for said County and State* Robert D. Ridley

*the within named 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 Madison, *Tennessee this* 1st *day of* December, *1986.*

Notary Public

Commission expires 11-12-89

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *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* _____ *he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____ *self as* _____.

Witness my hand and seal, at office in _____, *this* _____ *day of* _____, *19*____.

Notary Public

Commission expires _____

7.7.198.

IDENTIFICATION REFERENCE

Dec 29 6 31 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

WARRANTY DEED

FROM

TO

G6052

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

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

40 [illegible] CANT,
[illegible] COPY
.50 PRFF
0.00 MOR T
CHECK [illegible]
[illegible] BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.7.198.

IDENTIFICATION REFERENCE

DEC 29 6 31 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No.27548