Box 8 cg

THIS INSTRUMENT PREPARED BY:· **PERCY WILKINS, JR. and CHRISTY WILKINS IVEY, Attorneys**
2210 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:
Paul R. Shields
320 54th Ave. North
Nashville, TN. 37209

MORTGAGEE:
Citicorp Homeowners, Inc.

670 Mason Ridge Center Drive
St. Louis, Missouri 63141

MAP-PARCEL NUMBERS:
12W-07466
MAP 91-15
PARCEL 21

BOOK 7086 PAGE 165

**WARRANTY DEED**

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Obed Wayne Kirkpatrick, Jr. and Frances G. Strother hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Paul R. Shields hereinafter called the Grantee, Grantee's 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 the northerly 55 feet of the southerly 135 feet of the westerly 150 feet of Block No. 5 on the plan of Realty Savings Bank and Trust Company's Revised Plan of West Extension of Charlotte Park Company's First Addition of Nashville, of record in Book 421, page 18, Register's Office for said County.

SAID part of Block 5 fronts 55 feet on the easterly margin of 54th Avenue North and extends back between parallel lines a distance of 150 feet to a dead line in the rear.

Being the same property conveyed to Obed Wayne Kirkpatrick, Jr., and Frances G. Strother, joint tenants with rights of survivorship by deed from Geneva M. Travis, a widow of record in Book 6607, page 64, Register's Office for Davidson County, Tennessee, said deed was executed by Jo Anne Wright, Attorney-in Fact pursuant to Power of Attorney of record in Book 6607, page 62, said Register's Office.

This conveyance is subject to any and all matters shown on the herein referenced plan of record in said Register's Office.

This instrument is being executed on behalf of Obed Wayne Kirkpatric, Jr. and Frances G.Strother by Helen Golter as their Attorney in Fact pursuant to a Power of Attorney which is being recorded prior to this instrument.

This is (un)improved property, known as 320 54th Ave. North, Nashville, TN. 37209.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 23rd day of December, 19 86

Frances G. Strother
BY: Helen Golter, Attorney in Fact

Obed Wayne Kirkpatrick, Jr.
BY: Helen Golter, Attorney in Fact

**STATE OF TENNESSEE**
**COUNTY OF** Davidson

On this 23rd day of December, 19 86, before me personally appeared Obed Wayne Kirkpatrick, Jr. and Frances G. Strother, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he executed the same as their free act and deed.

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: Nov 1, 1987

Notary Public

STATE OF TENNESSEE
COUNTY OF _____.

BOOK 7086 PAGE 166

Before me, the undersigned, 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 the President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires:_____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 53,000.00 .

Paul R. Shields
Affiant

Subscribed and sworn to before me, this the 23rd day of December, 1986.

My Commission Expires: Nov 1, 1987

Christy Wilkins Ivey
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Helen Golter, with whom I am personally acquainted (or proved to me on this basis of satisfactory evidence) and who acknowledged that she executed the within instrumen on behalf of Obed Wayne Kirkpatrick, Jr. and Frances G. Strother as their Attorney in Fact as the free act and deed of the within named Obed Wayne Kirkpatrick, Jr. and Frances G. Strother.

Witness my hand and official seal at Nashville, Tennessee, this the 23rd day of December, 1986.

My Commission expires: Nov 1, 1987

Christy Wilkins Ivey
Notary Public

7 7 7 5 6

IDENTIFICATION REFERENCE

DEC 30 2 32 PM '86
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN

WARRANTY DEED

from:
Obed Wayne Kirkpatric, Jr. and
Frances G. Strother

to:
Paul R. Shields

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN 26113

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

RECEIVED OF _____

FOR _____

BOOK 7086 PAGE 167

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|
| | | | | |

530[illegible] C- CANT.
148.[illegible] [illegible]STAX
.50 [illegible]FEE
6.00 [illegible]
CHECK 154.50-
[illegible]12/30/86 BAL .00

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

77756

IDENTIFICATION REFERENCE

Dec 30 2 32 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 28111