BOOK 7103 PAGE 434 File Box 43

STATE OF TENNESSEE
COUNTY OF

THE ACTUAL CONDIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 77,207.45

David Earl Kennedy
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF January 19 87.

Notary Public

MY COMMISSION EXPIRES 3-11-90
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
LAWYER'S ESCROW SERVICE, INC. ONE UNION STREET, NASHVILLE, TN. 37201

NAME		ADDRESS
ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP - PARCEL NUMBERS
David Earl Kennedy	Am-South Mortgage Co., Inc.	108-16
(NAME) 1413 Timber Valley Dr.	(NAME) P. O. Box 847	62
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tenn.	(STREET ADDRESS) Birmingham, Ala. 35201	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

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, R. Dwayne Conner and wife, Ruthann C. Conner

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David Earl Kennedy

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

Being Lot No. 49A of the Zone lot division of Lots Nos. 49, 50 and 51 of Section II of Percy Priest Woods of record in Plat Book 6250, page 261 amending Plat Book 5800, page 259, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to R. Dwayne Conner and wife, Ruthann C. Conner by deed from Percy Priest Woods, a joint venture, of record in Book 6491, page 448, Register's Officefor Davidson County, Tennessee.

This conveyance is subject to Restrictive Covenants of record in Book 6020, page 270, Book 5984, page 865, Book 6353, page 307 and Book 6093, page 392, Register's Office for said County.

8243O
IDENTIFICATION REFERENCE
JAN 12 8 46 AM '87
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

CHECK

This is improved (X) unimproved ( ) property, known as 1413 Timber Valley Drive, Nashville, Tenn. 37214
(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 ti, 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 hands this 9th day of January, 19 87

X R. Dwayne Conner
By: Ruthann C. Conner
Ruthann C. Conner
Attorney in Fact

X Ruthann C. Conner
Ruthann C. Conner

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ruthann C. Conner

the bargainor or proved to me upon the basis of satisfactory evidence, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 9th day of January 19 87

Commission expires 3-11-90

Notary Public

STATE OF TENNESSEE

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____

and _____ (his oath) _____ (himself) with whom I am personally acquainted and who upon (their several oaths) acknowledged (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
R. Dwayne Conner et ux
Ruthann C. Conner

TO
David Earl Kennedy

Return to:
LAWYER'S ESCROW SERVICE
ONE UNION STREET
NASHVILLE, TENNESSEE 37201

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 9th day of January, 1987, before me personally appeared Ruthann C. Conner, to me known to be the person who executed the foregoing instrument in behalf of R. Dwayne Conner and acknowledged that she exeouted the same as the free act and deed of the said R. Dwayne Conner.

Notary Public

My Commission expires: 3-11-90

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
			76207.45- CAPIT.	
			216.18 CSTAX	
			.50 PRFEE	
			6.00 MDEED	
			CHECK 222.68-	
			7695A01 1/27/87 BAL .0	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

82430

IDENTIFICATION REFERENCE

JAN 12 8 46 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 33340