Box 8/tl

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

ADDRESS NEW OWNER:
Richard N. Covington
3811 Woodmont Lane
Nashville, TN 37215

MORTGAGEE:
Citicorp Homeowners Services, Inc.
Attention: Tax Department
M.S. 309 P.O. Box 790009
St. Louis, MO 63179-0009

MAP-PARCEL NUMBERS:
MAP 116-12
PARCEL 15
7DA-34585

**WARRANTY DEED**

BOOK 7117 PAGE 34

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, Gary Paul Adams and wife, Marne Mills Adams hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Richard N. Covington and wife, Elizabeth W. Covington 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 Lot No. 7, Block H, on the plan of Woodmont Lane Homesites, of record in Book 1130, page 13, Register's Office for said County.

SAID Lot No. 7, Block H, fronts 80.00 feet on the westerly margin of Woodmont Lane and extends back 219.5 feet on the northerly line and 156.6 feet on the southerly line to a dead line in the rear, measuring 190 feet thereon.

BEING the same property conveyed to Gary Paul Adams and wife, Marne Mills Adams by deed from Benjamin C. Fordham and wife, Barbara R. Fordham of record in Book 6119, page 99, Register's Office for Davidson County, Tennessee.

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

87058

IDENTIFICATION REFERENCE

JAN 26 1 28 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is (~~not~~) improved property, known as 3811 Woodmont , Nashville, TN 37215 .

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 21st day of January, 19 87.

Marne Mills Adams
Marne Mills Adams

Gary Paul Adams
Gary Paul Adams

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

On this 21st day of January, 19 87, before me personally appeared Gary Paul Adams and wife, Marne Mills Adams, 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

My Commission Expires: Nov 1, 1987

Christy Wilkins Ivey
Notary Public

STATE OF TENNESSEE
COUNTY OF _____

BOOK 7117 PAGE 35

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 $ 126,000.00.

_____
Affiant

Subscribed and sworn to before me, this the 21st day of January, 1987.

My Commission Expires: June 1, 1987

_____
Notary Public

WARRANTY DEED

from:
Gary Paul Adams and wife, Marne Mills Adams

to:
Richard N. Covington and wife, Elizabeth W. Covington

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

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

RECEIVED OF _____

FOR _____

BOOK 7117 PAGE 36

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|
| | | | 1260 - C- CANT, | |
| | | | 360.00 CRTFK | |
| | | | .50 RMFE | |
| | | | 1.00 MISC 2 | |
| | | | CHECK | 361.50- |
| | | | 890720:126/07 BAL | .00 |

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

87058

IDENTIFICATION REFERENCE

JAN 26 1 28 PM '87

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

**No.38525**