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FORM No. WD-1

STATE OF ~~TENNESSEE~~ CALIFORNIA
COUNTY OF

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 5,000.00

William C. Sanders Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29 DAY OF January, 1987

Carolyn L. Duffy
Notary Public

MY COMMISSION EXPIRES: 5/5/88

(AFFIX SEAL)

THIS INSTRUMENT PREPARED BY
EAST END TITLE & ESCROW, INC. – 405 Two Mile Pike – Goodlettsville, Tennessee 37072

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
WILLIAM C. SANDERS, JR. ET UX	MORTGAGE – NONE	43-7-45
(NAME)	(NAME)	
401 Eller Drive		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Goodlettsville Tn. 37072		
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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~~ I, MABEL JENSEN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO WILLIAM C. SANDERS, JR. AND WIFE, SHIRLEY SANDERS

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.

Land in Davidson County, Tennessee, being Lot No. 49, Block A, Eller Vandiver Subdivision of the East part of Tract No. 10, Anderson.

Said Lot No. 49 fronts 147.5 feet on Rio Vista Drive and extends back between lines 215 feet on the southerly line and 235 feet on the northerly line along the southerly margin of Anderson Lane (Thornton Avenue) to the low water mark of the Cumberland River and measures 50 feet thereon.

Being a portion of the same property conveyed to Mabel Jenson, unmarried, by deed from R. E. Worrall, County Court Clerk, of record in Book 2901, page 535, Register's Office for Davidson County, Tennessee.

This is not the principal residence of the Grantor.

8 8 7 8 5

IDENTIFICATION REFERENCE

JAN 30 1 46 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is unimproved (XX) improved (– –) property, known as Rio Vista Drive, Madison, Tn.
(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 heir 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 covey it 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 my hand this 12 day of January, 1987

X Mabel Jensen

4893

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STATE OF ~~XXXXXXXXXX~~ CALIFORNIA OF V
COUNTY OF SAN BERNARDINO

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named MABEL JENSEN

the bargainor, with whom I am personally acquainted, and who acknowledged that her executed the within instrument for the purposes therein contained. Witness my hand and official seal at Loma Linda ~~Tennessee~~, this 12 day of JANUARY 19 1987

Commission expires Feb 20, 1988

Notary Public

OFFICIAL SEAL
GEORGE F PENDERED
NOTARY PUBLIC - CALIFORNIA
SAN BERNARDINO COUNTY
My comm. expires FEB 20, 1988

11234 Anderson, P.O. Box 2000, Loma Linda, CA 92354

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____, 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, and corporation, and that (he) (they) as such _____ and _____ being authorized so to do, execute 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

TO

RETURN TO:

EAST END TITLE & ESCROW, INC.
405 Two Mile Pike
Goodlettsville, Tennessee 37072

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

RECEIVED OF BOOK 7122 PAGE 571

FOR

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

50[illegible].00- CAMT.
14.00 CSTAX
.50 PRFEE
6.00 WDCMD
CHECK 20.50-
4093A01/30/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8 8 7 8 5

IDENTIFICATION REFERENCE

JAN 30 | 46 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 40374