This Instrument Prepared By:
WILLIAM G. TRABER, ATTORNEY AT LAW
107 Donelson Pike
P. O. Box 140255
Nashville, TN 37214

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ADDRESS NEW OWNER:
Janet E. Cook
2017 Hickory Hill Lane
Hermitage, TN. 37076

SEND TAX BILLS TO:
Third National Mortgage
P.O. Box 2628
Nashville, TN. 37219

MORTGAGEE:
Third National Mortgage Company
P.O. Box 2628
Nashville, Tennessee 37219

MAP AND PARCEL:
Map 74-16
Parcel 166
4D 32764

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Charles William Quillen and wife, Ilene A. Quillen, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Janet E. Cook, unmarried 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. 45 on the Plan of Stones River Estates, Section One, as of record in Book 2900, page 139, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete andd accurate legal description.
>
> Being the same property conveyed to Charles William Quillen and wife, Ilene A. Quillen by deed from Phillip D. Bowles and wife, Sharon C. Bowles, as of record in Book 6058, page 183, said Register's Office.
>
> The Grantee herein assumes and promises to pay an obligation evidenced by an instrument of record in Book 6944, page 262 and assigned in Book 6944, page 267, said Register's Office.
>
> The escrow account as it relates to this property is hereby transferred to the Grantee, as is the hazard insurance.

This is improved property known as 2017 Hickory Hill Lane, Hermitage, Tennessee 37076.

This conveyance is made subject to all restrictions and easements of record, or which a visual inspection of the property would reveal.

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 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 29th day of January, 1987.

Charles William Quillen

Ilene A. Quillen

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Charles William Quillen and wife, Ilene A. Quillen, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 29th day of January, 1987.

NOTARY PUBLIC

My Commission Expires: 10-24-88

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $100,000.00.

x

AFFIANT

Subscribed and sworn to before me this 29th day of January, 1987.

NOTARY PUBLIC

My Commission Expires: 10-24-88

MAIL TO:
W. G. TRABER
P.O. Box 140255
NASHVILLE, TENN. 37214

89045

IDENTIFICATION REFERENCE

FEB 2 9 26 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

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

10 [illegible] CAMT.
280.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 286.50
[illegible]02/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

89045

IDENTIFICATION REFERENCE

FEB 2 9 26 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 40671