BOOK 7131 PAGE 404

This Instrument Prepared by
Joseph B. Pitt, Jr.
First American Center
Nashville, Tennessee G 253207

Attorney

Map: 160-15A Parcel 3

WARRANTY DEED

THIS INDENTURE, made this 4th **day of** April **, A. D., 19**86 **,**
between

MARY ANN ROSE

Tennessee, First Parties, and

Jerry R. Holt and wife, Janice S. Holt

Tennessee, Second Parties,

WITNESSETH: that said First Parties, for and in consideration of the sum of

One Hundred Thirty Three Thousand Eight Hundred Eighty **Dollars ($**133,884.95 **)**
Four Dollars and 95/100----------
and other good and valuable consideration to us in hand paid by Second Parties, the receipt of which is hereby acknowledged,

Cash in hand paid by Jerry R. Holt and wife, Janice S. Holt and other good and valuable considerations the receipt of all of which is hereby acknowledged.

have granted, bargained, sold and conveyed, and do hereby grant, bargain, sell and convey unto the said Second Parties the following described premises, to wit:

Land in Davidson County, Tennessee, being Unit No. 11 on the Plan of Hearthstone Manor, Phase I, a Planned Unit Development, of record in Book 6250, page 215, as amended in Book 6250, page 398, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Mary Ann Rose by deed from Radnor Homes, Inc., of record in Book 6468, page 71, as corrected by deed of record in Book 6790, page 447, Register's Office for Davidson County, Tennessee.

Send Tax Bills to:

Citicorp Homeowners, Inc.
P.O. Box 790001
St. Louis, Missouri 63179-0001

Address New Owner:

Mr. and Mrs. Holt
103 Hearthstone Manor
Brentwood, Tennessee 37027

9 1 8 3 0

IDENTIFICATION REFERENCE

FEB 9 1 53 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

with the hereditaments and appurtenances thereto appertaining, hereby releasing all claims to homestead and dower therein. TO HAVE AND TO HOLD THE said premises to the said Second Parties, their heirs and assigns forever.

And said First Parties, for themselves and for their heirs, executors and administrators do hereby covenant with said Parties, their heirs, and assigns, that they are lawfully seized in fee simple of the premises above conveyed and have full power, authority and right to convey the same, and that said premises are free from all encumbrances except
Subject to easements, reservations, restrictions of record; subject to taxes for current year and taxes for subsequent years of record and special assessments.

and that they will forever warrant and defend the said premises and the title thereto against the lawful claims of all persons whomsoever.

Whenever in this instrument a pronoun is used it shall be construed to represent either singular or plural, as the case may demand.

IN WITNESS WHEREOF the said First Parties hereunder set their hands and seals the day and year first above written.

.....(L. S.) Mary Ann Rose (L. S.)
Mary Ann Rose

.....(L. S.) .....(L. S.)

STATE OF TENNESSEE
COUNTY OF Davidson } ss.

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State Mary Ann Rose

, the within named bargainors, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that ~~they~~ she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, in Davidson County, this 4th day of April 19 86

Notary Public

My Commission expires My Commission Expires JAN. 19, 1988

STATE OF Tennessee
COUNTY OF Davidson } ss.

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State Jerry R. Holt and wife, Janice S. Holt

, the within named 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 instrument for the purposes therein contained.

Witness my hand and official seal at office, in DAvidson County, this 8th day of January 19 87

Notary Public

My Commission expires 3-11-90

I hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater, is $133,884.95 Affiant Rebecca Dorminey

Subscribed and sworn to before me this 8th day of January 1987

Notary Public

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

RECEIVED OF _____

FOR _____

BOOK 7131 PAGE 406

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
			$374.00 STATE	
			.50 PROBATE	
			6.00 MISC	
			CHECK #	$381.40
			BEGINNING/09/87 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

91 8 30

IDENTIFICATION REFERENCE

FEB 9 1 53 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 43663