ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
William M. Coats (NAME)	Same (NAME)	71-14-365
1406 Grandview Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	12DA-23250 Js
Nashville, TN 37215 (CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of Ten ($10.00)---------- DOLLARS

paid in cash, and other good and valuable consideration including the agreement of the Grantee to assume and pay the balance of that certain indebtedness which is secured by lien on the property herein conveyed and is described in the Deed of Trust executed by D. N. McCormack to Harold Reeves, Trustee, of record in Book 6552, page 659, Register's Office for Davidson County, Tennessee,

we, Roy Rippy and wife, Peggy Rippy,
have bargained and sold, and by these presents do transfer and convey unto the said
William M. Coats, unmarried,

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in the 12th, formerly 17th Civil District of Davidson County, Tennessee, being Lot No. 5 on the unrecorded Map of the Hill Heirs property on Dickerson Pike, described according to a copy of a survey by Z. J. Wilkinson, Surveyor, August 29, 1941, as follows:

Beginning at a point on the westerly margin of Dickerson Pike, as widened, 171 feet northerly from the northerly margin of Richardson Street; thence with the westerly margin of Dickerson Pike, northerly 52 feet to an iron pin; thence westerly parallel with Richardson Street, 143.5 feet to a stake on the easterly margin of an alley; thence with the easterly margin of said alley, southerly 52 feet to a stake, 171 feet northerly from the northerly margin of Richardson Street; thence easterly and parallel with Richardson Street, 143.5 feet to the beginning.

Being the same property conveyed to Roy Rippy and wife, Peggy Rippy, by deed from D. N. McCormack of record in Book 6808, page 15, Register's Office for Davidson County, Tennessee.

9.5.432 IDENTIFICATION REFERENCE

FEB 20 9 05 AM '87 FELIX Z. WILSON JR. REGISTER DAVIDSON COUNTY, TN

unimproved ( )
This is improved (xx property, known as 1208 North 1st Street (House Number) (Street)
Nashville, Tennessee (P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 19th day of February, 19 87.

x Roy Rippy
Peggy Rippy

BOOK 7141 PAGE 839

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ROY RIPPY and wife, PEGGY RIPPY,

the bargainor S, 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 Nashville, Tennessee, this 19th day of February, 1987.

My commission expires 11/1/87 Notary Public Shay Garland

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged _____ to be the _____ and _____ respectively of _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as _____ and attesting the same by the said _____ as _____.

Witness my hand and seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 21,965.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Roy Rippy

Sworn to and subscribed before me
this 19th day of February, 1987.

My commission expires 11/1/87 Notary Public Shay Garland

This instrument was prepared by:
CHARLES F. FRAZIER, Atty., 300 James Robertson Pky., Nashville, TN 37201
Name Address

WARRANTY DEED
FROM ROY RIPPY, et ux
TO WILLIAM M. COATS

Ticor Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

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

RECEIVED OF _____

FOR _____

BOOK 7141 PAGE 840

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

21965.00- CAMT.
61.00 CSTAX
.50 PRFEE
6.00 WDFEE
CHECK 61.10-
2347A02/20/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

9: 5: 4 3 2

IDENTIFI REFERENCE

FEB 20 9 06 AM '87

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No.47660