BOOK 7159 PAGE 993

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$57,000.00 Alan B. Keckritz
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF February 19 87

Notary Public

MY COMMISSION EXPIRES: 4-14-87
(AFFIX SEAL)

File # 20983
Loan # 2485

Box 7

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| ALAN B. KECKRITZ (NAME) | Atlantic Coast Mortgage Company (NAME) | MAP 75-15 |
| 829 Netherlands Drive (STREET ADDRESS OR ROUTE NUMBER) | 3975 University Drive (STREET ADDRESS) | PAR 35 |
| Hermitage, Tn 37076 (CITY) (STATE) (P.O. ZIP) | Fairfax, Virginia 22030 (CITY) (STATE) (ZIP) | |

FOR AND IN 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, JOHNNIE BOND & ASSOCIATES INC

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ALAN B. KECKRITZ and wife TINA L. KECKRITZ

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.32A, Zone Lot Division of Lots 29, 30, 32 & 34 on the Plan of the Meadows of Tulip Grove Subdivision as of record in Book 6900, Page 127, Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more Complete and accurate legal description.

Being the same property conveyed to Johnnie Bond & Associates by quitclaim deed from Cumberland Builders, Inc of record in Book 7159, Page 991, Register's Office for Davidson County, Tennessee.

0 1 3 3 0

IDENTIFICATION REFERENCE

MAR 6 2 53 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is improved ( X ) unimproved ( ) property, known as 829 Netherlands Drive, Hermitage, Tn 37076
(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 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 number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness their hand s this 28th day of February, 19 87

JOHNNIE BOND & ASSOCIATES, INC.

By: JOHNNIE BOND, President

03/06 166.10 CHECK

8958

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STATE OF TENNESSEE }
Davidson County }

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

_____

_____

the bargainor_____, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that _____executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, Tennessee, this _____ day of _____, 19____.

_____Notary Public

Commission Expires_____

STATE OF TENNESSEE }
Davidson County }

Before me, the undersigned a Notary Public in and for the State and County aforesaid, personally appeared JOHNNIE BOND

_____

_____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the President

_____of the JOHNNIE BOND & ASSOCIATES INC

a corporation, and that he as such President, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as President.

Witness my hand and official seal at Nashville Tennessee, this 28th day of February, 19 87

_____Notary Public

Commission Expires 4-19-87

WARRANTY DEED

FROM

JOHNNIE BOND & ASSOCIATES INC

TO

ALAN B. KECKRITZ

TINA L. KECKRITZ

Saturn & Mazer, Attorneys
Row 1
Box 7

**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 |
|---|---|---|---|---|
| | | | 570 .50 CAPIT. | |
| | | | 159.60 COTAX | |
| | | | .50 PRFEE | |
| | | | 3.00 WDF D | |
| | | | CHECK 163.10 | |
| | | | 0950303/16:07 BAL .00 | |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

01330

IDENTIFT REFERENCE

MAR 6 2 53 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 54147

Void

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