FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 31,500.00

J. C. Jones
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF February, 1987

Notary Public

MY COMMISSION EXPIRES: 4/17/88

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
T. C. Jones Real Estate, 210 25th Ave. North, Nashville, Tn. 37203
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James McIllwain et ux (NAME)	Same (NAME)	134-37
1061 Antioch Pike (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tn. 37211 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

Mail

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, T. C. Jones and George C. Ryan

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James McIllwain and wife, Linda,

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:

a tract of land in the 5th, formerly the 7th, Civil District, at or near Nashville, in the County of Davidson, State of Tennessee, and being more particularly described as follows:

Beginning at a point fifty (50) feet measured northwardly from and at right angles to the centerline of Grantor's D line track at Valuation Station 50+80, which point is three hundred forty nine (349) feet measured eastwardly along said centerline of D line track from Mile Post 3, from Radnor, Tennessee; thence South 77° 13' East along a line fifty (50) feet northwardly from and parallel to said centerline of D line track a distance of two hundred twenty seven and seventy seven hundredths (277.77) feet to a point in the west line of Highway I-24; thence North 32° 54' West along west line of Highway I-24 a distance of two hundred ninety (290) feet to a point; thence South 18° 30' West a distance of two hundred and sixty one hundredths (203.61) feet to the point of beginning, containing fifty three hundredths (0.53) of an acre, more or less, being the property conveyed to T. C. Jones and George C. Ryan by deed of record in Book 4690, Page 663, R.O.D.C.

The Grantor reserves for itself, its successors and assigns, a permanent road easement over said road lying along the west side of the hereinabove described parcel of land for access to Grantor's lands adjoining the above described parcel, as Grantor's lands now exist or may be subdivided in the future.

This is unimproved (X) improved ( ) property, known as Antioch Pike (House Number) (Street) Nashville, Tn. 37211 (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 our hand & this 25th day of February, 1987

J. C. Jones

George C. Ryan

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named T.C. Jones and George Ryan

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 instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 25th day of February, 1987.

Commission Expires 4/17/88

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

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

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

Commission Expires _____

Notary Public

WARRANTY DEED

FROM
T. C. Jones and George C. Ryan

TO
James McIllwain et ux

IDENTIFICATION REFERENCE

0 4 3 U 6

MAR 16 2 48 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

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

3500.00- CAMT.
9.00 CRTAX
.50 PRFEE
6.00 MORTG
CHECK 16.30-
2301A03/16/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04306

IDENTIFICATION REFERENCE

MAR 16 2 40 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 57446