WARRANTY DEED

BOOK 7176 PAGE 351

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 44,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF March 19 87.

Notary Public

MY COMMISSION EXPIRES: September 11, 1990

THIS INSTRUMENT WAS PREPARED BY: Douglas R. Berry, 917 Two Mile Pky., Goodlettsville, TN 37072

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ALVA RAY JACO (NAME)	MORTGAGE TRUST COMPANY (NAME)	43-13
205 Cherry Street (STREET ADDRESS OR ROUTE NUMBER)	2401 HIllsboro Road (STREET ADDRESS)	301
Madison, Tennessee 37115 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37212 (CITY) (STATE) (ZIP)	11D 47690

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, RIVERGATE REALTY, INC., a Tennessee corporation,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ALVA RAY JACO, 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:

Being Lot No. 2 on the Plan of Crittenden Estates, Block "D", of record in Book 974, page 69, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description.

Being the same property conveyed to Rivergate Realty, Inc. by deed from Bud Trimble, recorded simultaneously herewith.

06523

IDENTIFICATION REFERENCE

MAR 23 9 09 AM '87

FELIX Z. WILSON III, REGISTER
DAVIDSON COUNTY, TN

unimproved ( ) This is improved (X) property, known as 205 Cherry Street, Madison, Tennessee 37115
(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 my hand this 13th day of March, 19 87

RIVERGATE REALTY, INC.

BY: Charles W. Crook

CHARLES W. CROOK, President

STATE OF _____
COUNTY OF _____

BOOK 7176 PAGE 352

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, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

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

Commission Expires _____ _____, Notary Public.

STATE OF TENNESSEE
DAVIDSON County

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Charles W. Crook and _____, with whom I am personally acquainted and who upon {his oath / their several oaths} acknowledged {himself / themselves} to be the president and _____ respectively of the Rivergate Realty, Inc. the within named bargainor, a corporation, and that {he / they} as such president and _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said Charles W. Crook as such president and attesting the same by the said _____ as such _____

WITNESS my hand and official seal at office at Goodlettsville, Tennessee on this the 13th day of March, 19 87

My commission expires September 11, 1990

Mary L. Maxwell
Notary Public

WARRANTY DEED

FROM

TO

THOMAS R. BERRY
Attorney At Law
Two Mile Pky.
Goodlettsville, TN 37072
(615) 859-4086

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

RECEIVED OF _____

FOR _____

BOOK 7176 PAGE 353

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MD - 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

4[illegible].10- CAMT.
104.60 CSTAX
.50 PRFEE
6.00 MDSTD
CHECK 131.10-
4875&03/23/97 SAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06523

IDENTIFICATION REFERENCE

MAR 23 9 09 AM '97

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 59932