ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO MORTGAGEE	MAP PARCEL NUMBERS
Y & F BUILDERS (NAME)	THIRD NATIONAL MORTGAGE COMPANY (NAME)	9D74107
109 Harpeth Trace Court (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 2628 (STREET ADDRESS)	143-6A-30
Nashville, TN 37221 (CITY) (STATE) (ZIP CODE)	Nashville, TN 37219 (CITY) (STATE) (ZIP CODE)	

WARRANTY DEED BOOK 7176 PAGE 473

For and in consideration of the sum of TEN AND----------00/100 ($10.00)---------- DOLLARS

Cash in hand paid by the GRANTEES; FRED T. EANES, JR., and wife, DOROTHY D. EANES, and other good and valuable considerations, receipt of which is hereby acknowledged;

Y & F BUILDERS, a partnership

have bargained and sold, and by these presents do transfer and convey unto the said FRED T. EANES, JR. and wife, DOROTHY D. EANES

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 Davidson County, Tennessee, being Lot No. 30 on the Plan of Harpeth Trace Estates, Phase One of record in Book 5200, page 125, Register's Office for Davidson County, Tennessee to which plat reference is here made for a complete description thereof.

Being the same property conveyed to Y and F Builders, a Tennessee partnership, by deed from Jerome L. Rosenblum, Frank G. Friedman, Trustee, of record in Book 7055, page 258, Register's Office for Davidson County, Tennessee.

06571

IDENTIFICATION REFERENCE

MAR 23 9 38 AM '87

FELIX Z. WILSON III REGISTER DAVIDSON COUNTY, TN

unimproved ( )
This is improved (X) property, known as 109 Harpeth Trace Court
(House Number) (Street)
Nashville, TN 37221
(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 11th day of March, 19 87.

Y & F BUILDERS

BY: FRED YAZDIAN, PARTNER

BOOK 7176 PAGE 474

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, of the State and County aforesaid, personally appeared FRED YAZDIAN, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be a partner of Y & F BUILDERS, the within named bargainor, a partnership, and that he as such partner, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the partnership by himself as partner.

Witness my hand and official seal at Brentwood, Tennessee, this 11th day of March, 19 87.

My commission expires 07/18/87 Notary Public D. Arnette Burton

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, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ 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 _____ as such _____ and attesting the same by the said _____ as such _____.

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

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 185,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Alice F. Jones

Sworn to and subscribed before me
this 11th day of March, 19 87.

My commission expires 07-18-87 Notary Public D. Arnette Burton

RETURN TO: This instrument was prepared by:

WILLIAM D. CASTLEMAN, ATTORNEY 213 WARD CIRCLE--MARYLAND FARMS BRENTWOOD, TN 37027

Name Address

WARRANTY DEED

FROM

Y & F Builders

TO

Fred T. Eanes, Jr. and wife
Dorothy D. Eanes

LAW OFFICES
WILLIAM D. CASTLEMAN
213 WARD CIRCLE--MARYLAND FARMS
BRENTWOOD, TN 37027
(615) 373-3838
AND
101 CUMBERLAND AVENUE
MADISON, TN 37115
(615) 865-4750

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR BOOK 7176 PAGE 475

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

[illegible] CAMT.
[illegible] CSTAX
.50 PRFC
6.00 WDF
CHECK 504.50-
4928X03/23/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06571

IDENTIFICATION REFERENCE

MAR 23 9 38 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 59983