FILE BOX 45

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 78,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF March, 19 87

Notary Public

MY COMMISSION EXPIRES 9/9/89

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

RICHARD A. NORTHCUTT - 1161 Murfreesboro Road - Suite 340 - Nashville, TN 37217

NAME / ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
J. Howard Patterson	CityFed Mortgage Company	Map 75-11
(NAME)	(NAME)	
608 Mercer Drive	125 Belmont Drive	Parcel 45
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Hermitage, TN 37076	Somerset, NJ 08873	04D67685
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Yon H. Burton

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO J. Howard Patterson and wife, Lisa N. Patterson

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. 417 on the Plan of Highlands of Tulip Grove, Section 3-A, of record in Plat Book 5210, page 229, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being part of the same property conveyed to Yon H. Burton by Trustee's Deed from Gregory M. Galloway, Trustee, of record in Book 6975, page 483, said Register's Office.

This conveyance is subject to Restrictive Covenants of record in Book 4793, Page 157; Book 4849, page 767; Book 5028, page 357; Book 5020, page 58; Book 5545, page 321 and Book 6017, page 179, Register's Office for said County.

08994

IDENTIFICATION REFERENCE

MAR 30 9 17 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

unimproved
This is improved XX Property known as 608 Mercer 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 heir 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 25th day of March, 1987

Yon H. Burton

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 7184 PAGE 324

Personally appeared before me the undersigned

said County and State, the within named Yon H. Burton, unmarried a Notary Public in and for

the bargainor with whom I am personally acquainted/and who acknowledged that (or proved to me on the basis of satisfactory evidenc she

executed the within instrument for the purposes therein contained. Witness my hand and official seal at

Nashville Tennessee, this 25th day of March 19 87

Commission expires 9/9/87

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, a Notary Public within and for the

State and County aforesaid, personally appeared

and with whom I am personally acquainted/and who

his oath himself (or proved to me on the basis of satisfactory evidence)

upon (their several oaths) acknowledged (themselves) to be the

and respectively of the

the within named bargainor and corporation, and that (he) as such

(they)

and being authorized so to do, execute the foregoing instrument for the

purposes 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 official seal at office at on this the

day of 19

My commission expires

Notary Public

WARRANTY DEED

FROM

Yon H. Burton

TO

J. Howard Patterson
Lisa N. Patterson

RETURN TO:

METROPOLITAN ESCROW, INC.
1161 Murfreesboro Road
Suite 340
Nashville, TN 37217

RICHARD A NORTHCUTT
ATTORNEY AT LAW
1161 Murfreesboro Road
Suite 316
Nashville, TN 37217

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

RECEIVED OF _____

FOR _____

BOOK 7184 PAGE 325

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

7390 . 0- CMT.
206.28 COTAX
.50 PRFEE
0.00 WD TD
CHECK 213.48-
7-30-87/13/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08994

IDENTIFICATION REFERENCE

MAR 30 9 17 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 62728