BOOK 7190 PAGE 371

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
LEONA D. ROSE	MORTGAGE CORPORATION OF THE SOUTH	86-1
(NAME)	(NAME)	
113 Aloha Court	2119 6TH AVE., NORTH	Par 59 Js.
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Hermitage, TN. 37076	BIRMINGHAM, ALABAMA 35203	
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

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 DOLLARS

IS HEREBY ACKNOWLEDGED, WE, CHARLES T. MC CLAIN AND WIFE,

LINDA F. MC CLAIN, HEREINAFTER CALLED

THE GRANTORS

have bargained and sold, and by these presents do transfer and convey unto the said LEONA D. ROSE, UNMARRIED

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in DAVIDSON County, State of Tennessee, described as follows:

BEING LOT NO. 14 ON THE PLAN OF HERMITAGE HILLS ADDITION TO SECTION FOUR, AS OF RECORD IN BOOK 3842, PAGE 128, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT FRONTS 85 FEET ON THE SOUTHERLY SIDE OF ALOHA COURT AND EXTENDS BACK 159.6 FEET ON THE EASTERLY LINE AND 151.6 FEET ON THE WESTERLY LINE, TO A DEAD LINE, WHICH IS A BROKEN LINE AND MEASURES 85.1 FEET THEREON.

BEING THE SAME PROPERTY CONVEYED TO CHARLES T. MC CLAIN, UNMARRIED BY DEED FROM JONES LUMBER COMPANY, INC. AS OF RECORD IN BOOK 4320, PAGE 439, SAID REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

LINDA F. MC CLAIN JOINS IN THIS CONVEYANCE TO CONVEY ANY MARITAL INTEREST THAT SHE MAY HAVE.

10689

IDENTIFICATION REFERENCE

APR 2 2 38 PM '87

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved (X) property, known as 113 ALOHA COURT (House Number) (Street)
HERMITAGE, TENNESSEE 37076
(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 31ST day of MARCH, 19 87.

X Charles T. Mc Clain
CHARLES T. MC CLAIN

X Linda F. Mc Clain
LINDA F. MC CLAIN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named CHARLES T. MC CLAIN AND WIFE, LINDA F. MC CLAIN

the bargainor S, 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 31ST day of MARCH, 1987.

My commission expires 10-24-88 Notary Public Nella A. Clarke

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, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged _____ to be the _____ and _____ respectively of _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as _____ and attesting the same by the said _____ as _____.

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

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 63,500.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Leona D. Rose

Sworn to and subscribed before me
this 31ST day of MARCH, 1987.

My commission expires 10-24-88 Notary Public Nella A. Clarke

This instrument was prepared by:

Name	Address
WILLIAM G. TRABER, ATTORNEY	107 DONELSON PIKE NASHVILLE, TENNESSEE 37214C

WARRANTY DEED

FROM CHARLES T. MC CLAIN ET UX

TO LEONA D. ROSE, UNMARRIED

Tiior Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

MAIL TO:
W. G. TRABER
P.O. BOX 140255
NASHVILLE, TENN. 37214

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
			0350 • 00- CMMT.	
			17.00 RDTAX	
			.50 PRFE	
			6.00 WDFE	
			CHECK	134.30-
			960520404/02737 BAL	.0

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10689

IDENTIFI REFERENCE

APR 2 2 38 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 64635