File Box 43

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $45,000.00.

Thomas E. Atkinson
Affiant

Subscribed and sworn to before me, this 10th day of April, 1987.

Notary Public

My Commission expires: 3/11/90

This instrument prepared by:
GULLETT, SANFORD, ROBINSON & MARTIN
230 Fourth Avenue North
Nashville, Tennessee 37219

Mortgagee:

Tennessee Housing Development Agency
c/o Commerce Union Bank
P. O. Box 2546
Nashville, TN 37219

Address new owners as follows:	Send Tax Bills to:	Map-Parcel Numbers
Thomas E. Atkinson 704 Groves Park Road Nashville, TN 37206	Commerce Union Bank P. O. Box 2546 Nashville, TN 37219	83-7-198 15DA-48610

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, We, **STEVEN R. ATKINSON AND WIFE, JUNE E. ATKINSON,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **THOMAS E. ATKINSON AND WIFE, SANDRA L. ATKINSON,** hereinafter called the Grantees, 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. 45, on the Map of Rolling Acres, No. Two, Section One, as of record in Book 1424, page 45, Register's Office for said County.

Said Lot No. 45 fronts 75 feet on the east side of Groves Park Road and runs back between lines, 135 feet to the west line of the right-of-way of the L & N Railroad on which it measures 76.83 feet.

Being the same property conveyed to Steven R. Atkinson and wife, June E. Atkinson, by warranty deed from Porter Pugh, unmarried, as of record in Book 4256, page 19, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictions, easements and setback lines applicable to said property and taxes for the year 1987 which have been prorated and assumed by Grantees.

This is improved property, known as 704 Groves Park Road, Nashville, Tennessee 37206.

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 hands this 10th day of April, 1987.

Steven R. Atkinson

Steven R. Atkinson

June E. Atkinson

June E. Atkinson

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 Steven R. Atkinson and wife, June E. Atkinson, 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 10th day of April, 1987.

Notary Public

My Commission Expires: 3/11/90

1567.4

IDENTIFICATION REFERENCE

APR 16 11 14 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

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

RECEIVED OF _____

FOR _____

BOOK 7205 PAGE 397

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

4503 .00- CAMT
126.00 STAX
.50 RFEE
6.00 MRTG
CHECK 132.50-
53908:04/16/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

15674

IDENTIFICATION REFERENCE

APR 16 11 14 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 70208