BOOK 7209 PAGE 776

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 57,500.00

Rosemary J. Bird
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF April 19 87

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
Montgomery & Associates 215 Centerview Dr. Suite 150, Brentwood, TN 37027
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rosemary J. Bird (NAME)	Atlantic Coast Mortgage Company (NAME)	086-02
7020 Panama Drive (STREET ADDRESS OR ROUTE NUMBER)	3975 University Drive (STREET ADDRESS)	105
Nashville, TN. 37210 (CITY) (STATE) (P. O. ZIP)	Fairfax, Virginia 22030 (CITY) (STATE) (ZIP)	04D 01405

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, Johnny Norman Tenpenny and wife Linda Johnson Tenpenny

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Rosemary J. Bird and Alice W. Clark

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 Lots Nos. 53 and 54 on the Plan of Dodson Heights Subdivision, of record in Book 2900, Page 113, of Register's Office for Davidson County, Tennessee.

Included but excluded from this conveyance is the following property conveyed to Davidson County for highway purposes of record in Book 4993, Page 221, for Davidson County, Tennessee, and being described as follow:

BEING parts of Lots Nos. 53 and 54 on the Plan of Dodson Heights of reocrd in Book 2900, Page 113, and more particularly described as follows:

Beginning at the point of intersection of the southerly margin of Old Lebanon Dirt Road and the west boundary of the Edward L. Payne property, thence along the said west boubdary south 21 degrees 04 minutes west 111.0 feet to a point, thence along a curve left having a radius of 1829.86 feet and being at all points 80 feet right of the center of Old Hickory Boulevard relocated northwestardly 130.48 feet to a point in the radius of Panama Drive, thence along the said radius and continuing with the southerly margin of Old Lebanon Dirt Road southeasterly 110.73 feet to the point of beginning and containing 0.115 acres.

Being the same property conveyed to Johnny Norman Tenpenny and wife, Linda Johnson Tenpenny by Installment deed from Jackie Owen Johnson and wife, Saundra I. Johnson of record in Book 4523, Page 418, Register's Office, Davidson County, Tennessee.

This is unimproved ( ) improved ( ) property, known as 7020 Panama Drive, Nashville, TN. 37210
(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 our hand this 15th day of April, 19 87

Johnny Norman Tenpenny

Linda Johnson Tenpenny

BOOK 7209 PAGE 777

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Johnny Norman Tenpenny and wife, Linda Johnson Tenpenny

the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 15th day of April 19 87

Commission expires 3-11-90

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed 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
Johnny Norman Tenpenny, and wife,
Linda Johnson Tenpenny

TO
Rosemary J. Bird and Alice W. Clark

IDENTIFICATION REFERENCE

APR 21 10 40 AM '87
REGISTER'S OFFICE
DAVIDSON COUNTY, TN

17204

Subject to restrictions of record in Book 3130, page 623, and amended in Book 3161, Page 279 said Register's Office.

This conveyance is subject to any and all existing easements of record.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7209 PAGE 778

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

57500.00- CAMT.
161.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 167.50-
71004 04/21/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

17204

IDENTIFT REFERENCE

APR 21 10 40 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 71957