Box 22

BOOK 7210 PAGE 361

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 24,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF April, 19 87

Notary Public

MY COMMISSION EXPIRES: 11-12-87

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
I. DYKE TATUM, Attorney
Suite 200, Arena Place, 2001 Charlotte Avenue, Nashville, Tennessee 37203

ADDRESS NEW OWNER (S) AS FOLLOWS	Mortgagee:	MAP-PARCEL NUMBERS
Richard James McGrath (NAME)	No Mortgagee (NAME)	128-0-57
423 Belle Valley Drive (STREET ADDRESS OR ROUTE NUMBER)	Same (STREET ADDRESS)	08D 44240
Nashville, TN 37209 (CITY) (STATE) (P O ZIP)	(CITY) (STATE) (ZIP)	

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, Hilda P. Prescott, Thomas L. Hearn, and L. Patrick Sandlin

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Richard James McGrath

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:

LAND in Davidson County, Tennessee, being Lot No. 26 on the plan of Cedar Forest of record in Book 6900, page 247, Register's Office for Davidson County, Tennessee.

SAID Lot No. 26 fronts 65 feet on the southerly margin of Cedar Forest Drive and extends back 95 feet on the westerly line and 90 feet on the easterly line to a dead line in the rear, measuring 65.19 feet thereon.

BEING part of the same property conveyed to Hilda P. Prescott, Thomas L. Hearn, and L. Patrick Sandlin by deed from Nina Jean Hodge, unmarried, of record in Book 6713, page 851, Register's Office for Davidson County, Tennessee.

Deborah A. Hearn, wife of Thomas L. Hearn, and Jane S. Sandlin, wife of L. Patrick Sandlin, join in this conveyance for the purpose of conveying any interest they may have in subject property by reason of their marital rights.

This instrument is executed on behalf of L. Patrick Sandlin and wife, Jane S. Sandlin, and Thomas L. Hearn and wife, Deborah A. Hearn, by Hilda P. Prescott as their Attorney-in-Fact pursuant to Power of Attorney(s) being placed of record with this instrument.

7309

APR 21 2 53 PM '87

(FOR REFERENCE)

unimproved XX
This is improved ( ) property, know as _____ (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 convenant 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 7th day of April, 19 87

Hilda P. Prescott

Thomas L. Hearn by Hilda Prescott
Thomas L. Hearn By Attorney-in-Fact, Hilda P. Prescott

L. Patrick Sandlin
By Attorney-in-Fact,
Hilda P. Prescott

Deborah A. Hearn by Hilda Prescott
Deborah A. Hearn By Attorney-in-Fact, Hilda P. Prescott

Jane S. Sandlin by Hilda Prescott
Jane S. Sandlin By Attorney-in-Fact, Hilda P. Prescott

STATE OF TENNESSEE
Davidson County

BOOK 7210 PAGE 362

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor_____, with whom I am personally acquainted, * and who acknowledged that_____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____, 19_____.

Commission expires _____.

_____
Notary Public

* or proved to me on the basis of satisfactory evidence.

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

* or proved to be on the basis of satisfactory evidence.

WARRANTY DEED

FROM
Hilda P. Prescott, Thomas L. Hearn, and L. Patrick Sandlin

TO
Richard James McGrath

J. DYKE TATUM, Attorney
Suite 200, Arena Place
2001 Charlotte Avenue
Nashville, Tennessee 37203

ATE OF TENNESSEE
UNTY OF DAVIDSON

rsonally appeared before me, the undersigned, a Notary Public in and for said County d State, the within named Hilda P. Prescott, with whom I am personally acquainted, or oved to me on the basis of satisfactory evidence, and who acknowledged that he executed e within instrument on behalf of L. Patrick Sandlin and wife, Jane S. Sandlin, and Thomas Hearn and wife, Deborah A. Hearn, as their Attorney-in-Fact as the free act and deed the within named L. Patrick Sandlin and wife, Jane S. Sandlin, and Thomas L. Hearn and fe, Deborah A. Hearn.

tness my hand and seal at Nashville, Tennessee, this 9th day of April, 1987.

Commission Expires:
11-12-89

Notary Public

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

RECEIVED OF _____

FOR BOOK 7210 PAGE 363

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
			24500.00- CAMT.	
			60.60 CSTAX	
			.50 PRFEE	
			6.00 MISC	
			CHK K	75.10-
		7370	04/21/87 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

17389

IDENTIFI REFERENCE

APR 21 2 53 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 72147