1

Bk 39

BOOK 7233 PAGE 158

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 69,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 5th DAY OF May 1987

Notary Public

MY COMMISSION EXPIRES

THIS INSTRUMENT WAS PREPARED BY

Cumberland Valley Title, Inc. 1114 17th Ave. South, Suite 105, Nashville, TN 37212
NAME ADDRESS

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Ricky G. Lain (NAME)	City Federal Savings Bank (NAME)	Map 52-5
1028-1030 Red Bud Terrace (STREET ADDRESS OR ROUTE NUMBER)	c/o The Kissell Company 30 Warder Street (STREET ADDRESS)	Parcel 256
Madison, TN 37115 (CITY) (STATE) (P.O. ZIP)	Springfield, Ohio 45501 (CITY) (STATE) (ZIP)	FB# 11d-93671

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, JAMES T. MCLEAN, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RICKY G. LAIN, unmarried

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, and being Lot No. 3 of the Resubdivision of Lots 10 and 11, Map of Red Bud Terrace Subdivision as shown on the Plan of record in Book 6050, page 195, Register's Office for Davidson County, Tennessee.

SAID Lot No. 3 fronts 68 feet on Red Bud Terrace and runs back between lines 191.33 feet to a line in the rear on which it measures 60 feet.

BEING the same property conveyed to James T. McLean, a single person by deed of record in Book 6882, page 711, Register's Office for Davidson County, Tennessee.

24803

IDENTIFICATION REFERENCE

MAY 12 8 50 AM '87

PELL A. ARRINGTON, REGISTER
DAVIDSON COUNTY, TN

This is improved (X) unimproved ( ) property, known as 1028-1030 Redbud Terrace, Madison, Tennessee 37115
(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 my hand this 5th day of May, 19 87

James T. McLean

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 James T. McLean

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 5th day of May 19 87

Commission expires 1-11-88

Notary Public

STATE OF TENNESSEE

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

TO

Furnished by:
Lawyers Title
of Middle Tennessee, Inc.
One Eleven Union St.
Nashville, TN 37201
(615) 242-1708

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

RECEIVED OF _____

FOR _____

BOOK 7233 PAGE 160

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

69000.00- CAMT.
193.20 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 199.70-
5946A05/12/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

24803

IDENTIFICATION REFERENCE

MAY 12 8 30 AM '87

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 80520