BOOK 7239 PAGE 355

THIS INSTRUMENT PREPARED BY:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238
00254160

B0435

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Michael F. Perkerson (NAME)	CitiCorp Homeowners, Inc. (NAME)	MAP 130-2
4414 Iroquois Place (STREET ADDRESS OR ROUTE NUMBER)	670 Mason Ridge Center Drive (STREET ADDRESS)	PARCEL 153
Nashville, TN 37205 (CITY) (STATE) (ZIP)	St. Louis, Mo 63141 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100----------$10.00---------- *Dollars,*

Cash in hand paid by Michael F. Perkerson and wife, Dawn K. Perkerson and other good and valuable considerations accepted as cash the receipt of all of which is hereby acknowledged,

Mary Evans T. Payne

have this day bargained and sold, and do hereby transfer and convey unto the said Michael F. Perkerson and wife,

Dawn K. Perkerson

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 6 and the easterly 125 feet of Lot No. 7 on the Plan of the Subdivision of Lot Nos. 11, 46, parts of Lot Nos. 10, 45, 47, and 44-B, Belle Meade, Plan No. 2, as of record in Book 421, page 55, Register's Office for Davidson County, Tennessee. Said Lot No. 6 and part of Lot No. 7 front together 300 feet on the northerly side of Iroquois Place and run back between parallel lines, with the westerly margin of Jackson Boulevard, 200 feet to a dead line.

Being the same property conveyed to Carr Payne and wife, Mary Evans T. Payne by deed from Helen R. Stambaugh and Robert H. Reid, Trustee, of record in Book 3881, page 490, Register's Office for Davidson County, Tennessee. Said Carr Payne having since died vesting title in Mary Evans T. Payne as surviving spouse.

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN
MAY 18 1 36 PM '87

IDENTIFICATION REFERENCE

2.6.892

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 325,000.00

Subscribed and sworn to before me this the 15th *day of* May, 19 87

My commission expires: 3/11/90 *(Affix Seal)*

Affiant Michael F. Perkerson

Notary Public Felix Z. Wilson II

This is improved unimproved property, known as 4414 Iroquois Place, Nashville, TN 37205 *(House Number) (Street) P.O. Address: (City or Town)*

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

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 15th *day of* May, 19 87, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Mary Evans T. Payne

Mary Evans T. Payne

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me the undersigned, *a Notary Public in and for said County and State* Mary Evans T. Payne

*the within named bargainor*_____, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that* she *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville *Tennessee, this* 15th *day of* May, *19* 87

Notary Public

Commission expires 3-11-90

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *a Notary Public of the State and County aforesaid, personally appeared* _____, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged* _____*self to be* _____ *of the* _____, *the within named bargainor, a corporation, and that* _____*he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____*self as* _____.

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

_____ *Notary Public*

Commission expires _____

WARRANTY DEED

FROM

TO

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

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
			325000.00-	CAMT.
			910.00	CSTAX
			.50	PRFEE
			6.00	WDEED
				CHECK 916.50-
			B397A05/18/87	BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

26892

IDENTIFI REFERENCE

MAY 18 1 36 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 82919