WARRANTY DEED

BOOK 7240 PAGE 46

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 88,500.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES: September 11, 1990

THIS INSTRUMENT WAS PREPARED BY: Douglas R. Berry, 917 Two Mile Pky., Goodlettsville, TN 37072

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
TYLER G. FORD, III, et ux (NAME)	MORTGAGE TRUST COMPANY (NAME)	42-15
109 South Graycroft Avenue (STREET ADDRESS OR ROUTE NUMBER)	2401 Hillsboro Road (STREET ADDRESS)	7 & 128
Madison, Tennessee 37115 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37212 (CITY) (STATE) (ZIP)	11D 18558 11D 18560

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, ANNE PENDARVIS JERVIS and husband, ARTHUR FRANK JERVIS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO TYLER G. FORD, III and wife, ANGELA O. FORD

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:

TRACT ONE:

Land in the 11th Civil District of Davidson County, Tennessee, shown as part of an unnumbered tract on the unrecorded map of Marthonna and described as follows:

Beginning at a point in the east margin of Graycroft Avenue at the northwest corner of the property conveyed to Elsie O. Dunn, by deed from Cumberland Development Company, of record in Book 1970, page 585, Register's Office for said County, said point being 1,129.2 feet south of Old Hickory Boulevard; thence with said Dunn's north line South 87° 20' East 268.8 feet to the west line of Block C on said Plan, being at the common corner of Lots 56 & 57; thence along the west line of said block northerly 100 feet to the corner of Lots 52 & 53 on said Plan; thence North 87° 20' West 268 feet to the east margin of Graycroft Avenue; thence with the margin of the same, southerly 100 feet to the point of beginning.

Being the same property conveyed to Anne Pendarvis Jervis and husband, Arthur Frank Jervis, by deed from Anne Pendarvis Jervis, of record in Book 7136, page 483, by deed from Terry Keith Simmons, of record in Book 7133, page 597, and by deed from Lee A. Pendarvis and wife, Frances A. Pendarvis, of record in Book 5551, page 522, Register's Office for Davidson County, Tennessee.

This is improved (XX) unimproved ( ) property, known as 109 (House Number) Graycroft Avenue, Madison, Tennessee 37115 (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 S this 15th day of May, 19 87

Anne Pendarvis Jervis
ANNE PENDARVIS JERVIS

Arthur Frank Jervis
ARTHUR FRANK JERVIS

Arthur Frank Jervis

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 7210 PAGE 47

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Anne Pendarvis Jervis and Arthur Frank Jervis

the bargainor S, 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 Goodlettsville, Tennessee this 15th day of May, 1987

Commission Expires September 11, 1990

Notary Public.

STATE OF
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 purpose 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

IDENTIFICATION REFERENCE

MAY 15 9 00 AM '87

FELIX Z. MILLON II REGISTER
DAVIDSON COUNTY, TN

27.10

TRACT TWO:

Being part of an unnumbered tract known as a part of Block "C" the unrecorded Map of Marthona Subdivision, and described according to a copy of survey by Harvey Gee, Surveyor, dated March 19, 1951, as follows:

Beginning at an iron pin in the easterly margin of Graycroft Road, as extended, 950.5 feet south of the southwest corner of a tract conveyed to H. L. King and wife, by deed of record in Book 1847, page 205, Register's Office for said County; thence South 87° 20' East 268.8 feet to an iron pin at the common corner of Lots 56 & 57 of Block "C" of said Marthona Plan; thence along the westerly or rear line of Lots 57 & 58 of said block, South 2° 53' West 50 feet to a point at the corner of Lots 58 & 59; thence North 87° 20' West 268.7 feet, more or less, to a point in the easterly margin of Graycroft Road; thence with the margin of said Road, North 2° 45' East 50 feet to the beginning.

WARRANTY DEED

FROM

TO

DOUGLAS R. BERRY
Attorney At Law
907 Two Mile Pky.
Goodlettsville, TN 37072
(615) 859-4086

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7240 PAGE 48

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
			88500.00- CAMT.	
			247.80 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	254.30-
8629A05/19/87			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

27 1 1 0

IDENTIFICATION REFERENCE

MAY 19 9 00 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 83143