BOOK 7240 PAGE 158

Address New Owner as Follows:	Send tax bills to:	Map & Parcel
James L. Dunn 4559 Clarksville Hwy Nashville, Tenn 37218	SAME	Map 59 Parcel 9.00 13DZ 22995

WARRANTY DEED

FOR AND IN CONSIDERATION 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, Pauline W. Robinson, a widow, hereinafter called the Grantor, has bargained and sold and by these presents does transfer and convey unto the said James L. Dunn and wife, Beulah D. Dunn, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Being Lot No. 3, Block C, on the Map of Part One, Homeland Heights, not of record, and described according to a survey by Blanchard & Parrish, Engineers, as follows:

BEGINNING at a point on the westerly margin of Tennessee Highway No. 112, at the common corner of Lots 2 and 3; thence with the line between said Lots, Westwardly 412.4 feet to a point; thence Northwardly 95.2 feet to the common corner of Lots 3 and 4; thence with the line between said lots Eastwardly 416.5 feet to the westerly margin of said Highway; thence with the margin of the same, Southwardly 100 feet to the beginning.

Being a part of the same property conveyed to Ernest Leo Robinson and wife, Pauline W. Robinson, by deed from Herbert R. Rich, Trustee, for the express purpose of creating a tenancy by the entirety, of record in Book No. 4200, Page 200, Register's Office of Davidson County, Tennessee. Also being a part of the same property title to which was vested in Pauline W. Robinson, upon the death of her husband, Ernest Leo Robinson, by reason of their tenancy by the entirety

This property is conveyed subject to the unrecorded Plan of Homeland Heights Estates, Part One, which shows a 100 foot building setback line from Tennessee Highway No. 112 and a 20 foot building setback line from the unnamed street.

This is improved property known as 4559 Clarksville Pike, Nashville, TN. Barn on property.

This property is conveyed subject to all applicable local government planning, building and zoning regulations.

TO HAVE AND TO HOLD the said real estate, with the appurtenances, estate, title and interest thereto belonging to the said James L. Dunn and wife, Beulah D. Dunn, their heirs and assigns forever.

AND GRANTOR COVENANTS that she is lawfully seized and possessed of said real estate, in fee simple, that she has a good right to convey it and that the same is unencumbered, unless otherwise herein set out.

AND GRANTOR DOES further covenant and bind herself, her heirs and assigns, to warrant and forever defend the title to the said real estate against the lawful claims of all persons whomsoever.

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 my hand on this the 13th day of May, 1987.

Pauline W. Robinson

Pauline W. Robinson, a widow,

2.7.1:40

IDENTIFI REFERENCE

MAY 19 9 27 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Pauline W. Robinson, a widow,, 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 on this the 13th day of May, 1987.

David Coleman
NOTARY PUBLIC

NOTARY PUBLIC AT LARGE

My commission expires: 5/13/89

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $14,500.00.

James L Dunn
Affiant

Subscribed and sworn to before me this the 13th day of May, 1987.

NOTARY PUBLIC

NOTARY PUBLIC

My commission expires: My Commission Expires October 24, 1989

This instrument was prepared by:
Tom G. Coleman, Jr., Attorney
Coleman Real Estate Closing Service
9000 East Church Street
Brentwood, TN 37209

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7240 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
			14500.00- CAMT.	
			40.60 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	47.10-
8672A	05/19/87		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2.7: 1: 4 0

IDENTIFICATION REFERENCE

MAY 19 9 27 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 83186