BOOK 7244 PAGE 763

Address New Owner:	Send Tax Bills To:	Map/Parcel
James A. Hedgepath etux	Same	Map 102-7
6608 Cabot Drive		Par 35
Nashville, TN 37209		8DZ-08572

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, JAMES RICHARD ARNOLD and MRS. D. A. LAWSON, Co-Conservators of Lessye Idella Arnold, hereinafter called the Grantors, have bargained and sold and by these presents do transfer and convey unto the said JAMES A. HEDGEPATH and wife, DOROTHY A. HEDGEPATH, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in the County of Davidson, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 115 on the Plan of Charlotte Park, Section 26, as of record in Book 3700, page 91, Register's Office for said County.

Said Lot No. 115 fronts 75 feet on the northwesterly side of Cabot Drive and extends back 149.97 feet on the southwesterly line, and 149.96 feet on the northeasterly line, to a line in the rear on which it measures 75 feet.

Being the same property title to which was vested in Lessye I. Arnold as the surviving tenant by the entirety of her deceased husband, John R. Arnold, they having acquired title by deed from Glenn P. Venable and wife, Margaret Venable, of record in Book 5331, page 802, Register's Office of Davidson County, Tennessee. The estate of John R. Arnold is closed. That in Action No. 78125 in the ProbateCourt for Davidson County, Tennessee, James Richard Arnold and Mrs. D. A. Lawson were appointed Co-Conservators for Lessye Idella Arnold who is one and the same person as Lessye I. Arnold and power of sale was given in said Order, a certified copy of which is of record in Book 7244, page 760, Register's Office of Davidson County, Tennessee.

This property is conveyed subject to the Plan of record in Book 3700, Page 91, said Register's Office; Restrictive covenants of record in Book 4065, page 67 and in Book 4142, page 166, said Register's Office; and to all applicable local government planning, building and zoning regulations.

This is improved property known as 6608 Cabot Drive, Nashville, Tennessee.

TO HAVE AND TO HOLD the said real estate, with the appurtenances, estate, title and interest thereto belonging to the said JAMES A. HEDGEPATH and wife, DOROTHY A. HEDGEPATH, their heirs, successors and assigns, forever.

AND GRANTORS COVENANT that they are lawfully seized and possessed of said real estate, in fee simple, that they have a good and valid right to convey it and that the same is unencumbered.

AND GRANTORS DO further covenant and bind themselves, their 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 our hands on this 13th day of May, 1987.

James Richard Arnold
JAMES RICHARD ARNOLD,
Co-Conservator

Mrs D. A. Lawson
MRS. D. A. LAWSON,
Co-Conservator

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $57,800.00.

Carolyn Sizemore
AFFIANT

Sworn to and subscribed before me this 19th day of May, 1987.

Tom D. Coleman Jr
NOTARY PUBLIC

My commission expires: 4-17-1988.

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 Mrs. D. A. Lawson, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that she, as Co-Conservator, executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 19th day of May, 1987.

Tom D. Coleman Jr
NOTARY PUBLIC

My commission expires: 4-17-1988.

IDENTIFICATION REFERENCE
MAY 22 9 17 AM 1987
FELIX Z. WELSH II REGISTER
DAVIDSON COUNTY TENN.

28662

STATE OF GEORGIA
COUNTY OF Gwinnett

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named James Richard Arnold, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, as Co-Conservator, executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Duluth, Georgia, this 13th day of May, 1987.

John E. Gallagher
NOTARY PUBLIC

Notary Public, Georgia, State at Large
My Commission Expires April 10, 1988

My commission expires:

Prepared By:
Tom G. Coleman, Jr., Attorney
Coleman Real Estate Closing Service, Inc.
9000 E. Church St.
Brentwood, TN 37027

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7244 PAGE 765

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
			57800.00- CAMT.	
			161.84 CSTAX	
			.50 PRFEE	
			6.00 MDEED	
			CHECK 168.34-	
			0365A05/22/87 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2.8.6.6.2

IDENTIFICATION REFERENCE

MAY 22 9:17 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No.84847