BOX 8

THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR. and CHRISTY WILKINS IVEY, Attorneys**
2210 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:
Jakie D. Cook
5300 Charlotte Ave.
Nashville, TN. 37209

MORTGAGEE:
None

MAP-PARCEL NUMBERS:
MAP 117-13
PARCEL 33
7DA-91385

BOOK 7245 PAGE 157

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Ann R. Bernard, a married woman hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Jakie D. Cook and wife, Beverly Cook hereinafter called the Grantee, Grantee's 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, being Lot No. 130 on the plan of Phase One of Abbottsford, A Planned Unit Development, of record in Book 6250, pages 419, 420 and 421, as amended in Book 6771, page 683, both in the Register's Office for Davidson County, Tennessee.

SAID Lot No. 130, which is a corner lot, fronts 138.36 feet on the easterly margin of Abbottsford and fronts 93.06 feet on the southerly margin of an unnamed right-of-way, said frontages being joined by a curve having a length of 18.73 feet, and extends back 92.83 feet on the westerly line to a point of intersection.

BEING the same property conveyed to Ann R. Bernard, a married woman by deed from Abbott Martin Corporation, a Tennessee corporation, of record in Book 6596, page 563, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to the restrictive covenants, liens and other matters set forth in Book 6537, page 303, Restrictive covenants and Reciprocal Easements of record in Book 6478, page 177, amended in Book 6530, page 242, said Register's Office, and to the matters set forth in the above referenced plan of record.

2878 MAY 22 11 07 AM '87
IDENTIFICATION REFERENCE
FELIX Z. ANDREW JR.
DAVIDSON COUNTY, TENN.

This is (un)improved property, known as ~~130 Abbottsford, Nashville, TN. 37215~~.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 21st day of May, 1987

Ann R. Bernard

STATE OF TENNESSEE
COUNTY OF Davidson

On this 21st day of May, 1987, before me personally appeared Ann Bernard, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed.

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 10-24-88

Notary Public

STATE OF TENNESSEE
COUNTY OF _____

Before me, the undersigned, 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 the President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 85,000.00.

_____
Affiant

Subscribed and sworn to before me, this the 21st day of May, 1987.

My Commission Expires: 10-24-88

_____
Notary Public

WARRANTY DEED

from:
Ann R. Bernard

to:
Jakie D. Cook and wife, Beverly Cook

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157
TN 26652

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7245 PAGE 159

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

85000.00- CONT.
238.00 CSTAX
.50 PRFEE
1.00 MORTG
CHECK 244.50-
054GA05/2L/R7 BAL .0

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2.8.7.8.4

IDENTIFICATION REFERENCE

MAY 22 11 07 AM '87

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 85030