Box 18

3 1 1 3 0

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FRDBK00620 05/28/87 dr

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS (FRD)
2700 First American Center
Nashville, Tennessee 37238

IDENTIFICATION REFERENCE

MAY 29 12 12 PM '87

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN

GENERAL WARRANTY DEED

Address New Owner(s)	Mortgagee	Map-Parcel Number(s)
SHARON K. WACHTEL 503 Old Hickory Blvd. Madison, TN 37115	NONE	26-6-006 G020319

Send tax bills to: Owner X
Mortgagee _____

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, Dennis A. Staples and wife, Margaret L. Staples ("Grantors") have bargained and sold, and by these presents do transfer and convey unto Sharon K. Wachtel ("Grantee"), her heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 6 on the Plan of Resubdivision of Windsor Green, Section I, Phase I of record in Book 6250, page 374, Register's Office for Davidson County, Tennessee.

Said Lot No. 6 fronts 17.15 feet on the northerly margin of Habersham Court and extends back 145.54 feet on the westerly line and 161.35 feet on the easterly line to a deed line in the rear measuring 71.64 feet thereon.

Being the same property conveyed to Grantors by deed from Randall Phillips Builders, Inc. of record Book 6526, page 872, said Register's Office.

This is improved property known as:
112 Habersham Court
Goodlettsville, Tennessee

Said property is conveyed subject to the following matters:

1. Restrictions of record in Book 6406, page 929, and in Book 6406, page 972, said Register's Office.

2. Plan of record in Book 6250, page 374, said Register's Office.

3. Easements of record in Book 6116, page 290, and Book 4377, page 94, said Register's Office.

4. Taxes for current year.

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title, and interest thereto belonging to Grantee, her heirs and assigns, forever. Grantors covenant that, subject to the matters set forth above, Grantors are lawfully seized and possessed of said land in fee simple, have good right to convey it, and that same is unencumbered.

Grantors further covenant and bind themselves and their heirs and representatives, to warrant and forever defend the title to said land to Grantee, her heirs and assigns, against the lawful claims of all persons whomsoever except claims arising out of the matters set forth above.

Whenever used, the singular shall include the plural and the plural the singular and the use of any gender shall be applicable to all genders.

WITNESS our hands this 28th day of May, 1987, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Dennis A. Staples
DENNIS A. STAPLES

Margaret L. Staples
MARGARET L. STAPLES

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before, the undersigned, a Notary Public in and for the State and County aforesaid, Dennis A. Staples and wife, Margaret L. Staples, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 28th day of May, 1987.

Connie Cochwright
Notary Public

My Commission Expires:

10/24/88

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of property conveyed (whichever is greater) is $64,700.00.

Sharon K. Wacaster
Affiant

Sworn to and subscribed before me this 28th day of May, 1987.

Connie Conkwright
Notary Public

My Commission Expires:

10/24/88

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7252 PAGE 610

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
			64700.00- CAMT.	
			181.16 CSTAX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK 190.66-	
3189A	05/29/87		BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3 1 1 1 1 3 0

IDENTIFICATION REFERENCE

MAY 29 4 12 PM '87

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

No. 87619