THIS INSTRUMENT PREPARED BY:
WILLIAMS & SMITH, ATTORNEYS
Post Office Box 3079
Nashville, Tennessee 37219-0079

BOOK 7255 PAGE 207

WARRANTY DEED

ADDRESS NEW OWNER(S):	SEND TAX BILLS TO MORTGAGEE:	MAP & PARCEL #
James A. Tayes and wife, Kathleen S. Tayes 1001 Anita Drive Old Hickory, TN 37138	Auto Glass Employees Federal Credit Union 6201 Centennial Blvd. Nashville, TN 37209	Map # 44-13 Parcel # 49

FOR AND IN CONSIDERATION of Ten Dollars ($10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the undersigned, JOE DON HEARN, and wife, GWENDALYN R. HEARN, do hereby transfer and convey unto JAMES A. TAYES and wife, KATHLEEN S. TAYES, a certain tract or parcel of real property in Davidson County, Tennessee, more particularly described as follows:

BEING Lot No. 22 on the Map of Knoll Subdivision of record in Book 2330, Page 94, Register's Office of Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate description.

BEING the same property conveyed to Joe Don Hearn, unmarried, by deed from Clarence Wayne Mann and wife, Jackie Sue Mann, of record in Book 4574, Page 426, Register's Office for Davidson County, Tennessee.

GWENDALYN R. HEARN joins in this conveyance for the purpose of conveying any rights she may have acquired in the subject property by virtue of marriage.

This is improved real property known as 1001 Anita Drive, Old Hickory, Tennessee 37138.

TO HAVE AND TO HOLD said tract or parcel, with the appurtenances, estate, title and interest therein belonging to the said JAMES A. TAYES and wife, KATHLEEN S. TAYES, their heirs, successors and assigns forever.

The undersigned covenant with the said JAMES A. TAYES and wife, KATHLEEN S. TAYES, that they are lawfully seized and possessed of said real property in fee simple; have a good right to convey it and the same is unencumbered, except for:

1. Real property taxes for 1987 which are prorated to date of closing and assumed by the Grantees.

2. Restrictive Covenants of record in Book 2595, Page 523, Register's Office for Davidson County, Tennessee.

3. Matters set forth on the Plan of Knoll Subdivision of record in Book 2330, Page 94, Register's Office for Davidson County, Tennessee.

The undersigned do further covenant and bind themselves, and their heirs, successors and assigns to warrant and forever defend

the title to said land to the said JAMES A. TAYES and wife, KATHLEEN S. TAYES, their heirs, successors and assigns, against the lawful claims of all other persons or entities whomsoever.

IN WITNESS WHEREOF, the undersigned have executed this instrument this 1st day of ~~May~~ June 1987.

Joe Don Hearn
JOE DON HEARN

Gwendalyn R. Hearn
GWENDALYN R. HEARN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Warren Mabry Smith, a Notary Public in and for said State and County, JOE DON HEARN and wife, GWENDALYN R. HEARN, the within named the within bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 1st day of ~~May~~ June 1987.

Warren Mabry Smith
NOTARY PUBLIC

My Commission Expires: 3-11-91

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

AFFIDAVIT OF VALUE

The actual consideration or value for this transfer, whichever is greater, is $62,000.00.

Kathleen S. Tayes
AFFIANT

Sworn to and subscribed before me this 1st day of ~~May~~ June, 1987.

Warren Mabry Smith
NOTARY PUBLIC

My Commission Expires: 3-11-91

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

RUSH

IDENTIFICATION REFERENCE

JUN 2 [illegible] AM '87

DAVIDSON COUNTY, TN

32025

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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
		62000.00-	CAMT.	
		173.60	CSTAX	
		.50	PRFEE	
		6.00	WDEED	
			CHECK	180.10-
4222A06/02/87			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

32025

IDENTIFICATION REFERENCE

JUN 2 11 05 AM '87

FELIX Z. WILSON, II, REGISTER
DAVIDSON COUNTY, TN

No. 88629

PART OF THIS SECURITY