This instrument prepared by:
Sam D. Hodges, III
Grissim and Hodges, Attorneys
323 Union Street, Suite 400
Nashville, Tennessee 37201

Jill
Box
21

WARRANTY DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NO.
Phillip S. Barksdale et ux 103 Page Road Nashville, Tennessee 37205	Same	117-13-B-54

ADDRESS OF MORTGAGEE:

None

BOOK 7258 PAGE 364

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, JAMES V. BLEVINS has bargained and sold, and by these presents does transfer and convey unto the said PHILLIP S. BARKSDALE and wife, JEAN G. BARKSDALE, the Grantees herein, their heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being a certain building site identified as Lot No. 800 on the Plan of Abbottsford, of record in Plat Book 6250, pages 419 through 421, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to James V. Blevins by deed from Abbott Martin Corporation, of record in Book 6715, page 55, said Register's Office.

This conveyance is subject to:

1. Current year real property taxes.

2. Declaration of Restrictive Covenants and Reciprocal Easements dated January 21, 1985, of record in Book 6478, page 177, in the Register's Office for Davidson County, Tennessee, as amended by instrument of record in Book 6530, page 242, said Register's Office.

3. Restrictive Covenants for Abbottsford of record in Book 6537, page 303, said Register's Office; as amended in Book 6576, page 509; further amended in Book 6578, page 302, said Register's Office; further amended in Book 6591, page 347 and 352, said Register's Office; further amended in Book 6601, page 966, and in Book 6607, pages 519, 524, and 529, said Register's Office; further amended in Book 6592, page 400, said Register's Office; further amended in Book 6619, pages 931, 936, 941, and 946, said Register's Office; further amended in Book 6628, page 721, said Register's Office, and in Book 6638, pages 351, 356, 361, 366, 371, and 376, said Register's Office; further amended in Book 6653, pages 113, 118, 124, 129, and 134, said Register's Office; further amended in Book 6680, page 496, said Register's Office.

4. Water line easements of record in Book 1286, page 690, said Register's Office, and in Book 1037, page 572, said Register's Office.

5. The Plat of Phase One of Abbottsford, a planned unit development, of record in Plat Book 6250, pages 419, 420, and 421, said Register's Office, shows an owner's certificate, dedication of common areas and various easements as noted thereon.

6. A Subdivision Plat of the Frank R. Leu Property of record in Book 6250, page 418, said Register's Office.

7. Storm Water Detention Agreement of record in Book 6555, page 328, said Register's Office.

TO HAVE AND TO HOLD said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their heirs, successors and assigns, forever.

And I do covenant with the said Grantees that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered, except as otherwise herein set out.

And Grantor does further covenant and bind himself, his successors and assigns, to warrant and forever defend the title to the said land to the said Grantees, their heirs, successors and assigns, 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.

IN WITNESS WHEREOF, the undersigned has executed this instrument on this 2nd day of JUNE, 1987.

James V. Blevins
JAMES V. BLEVINS

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $104,500.00. This is equal to or greater than the property would bring at a fair and voluntary sale.

Phie S. Hubbodale
Affiant

Subscribed and sworn to before me,
this 2nd day of JUNE, 1987.

Notary Public
NOTARY PUBLIC
My Commission Expires: 9-11-90

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 JAMES V. BLEVINS, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 2nd day of JUNE, 1987.

Bettie Jane Wilson
NOTARY PUBLIC

My Commission Expires: 9-11-90

3 2 9 9 4

IDENTIFT REFERENCE

JUN 4 12 00 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

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

RECEIVED OF _____

FOR _____

BOOK 7258 PAGE 367

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

104500.00- CAMT.
292.60 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 302.10-
5298A06/04/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3 2 9 9 4

IDENTIFI REFERENCE

JUN 4 12 01 PM '87

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN

No. 89683