BOOK 7278 PAGE 923

Box 18

RAGWP4 06/10/87 dr

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

GENERAL WARRANTY DEED

Address New Owner(s)	Mortgagee	Map-Parcel Number(s)
JAMES HAROLD SHEDD 657 Sneed Rd. Franklin, TN, 37064	FIRST AMERICAN NATIONAL BANK OF NASHVILLE 15 MUSIC SQUARE WEST MARFAC BUILDING NASHVILLE, TN 37203	146-2-17

Send tax bills to: Owner XX
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. PAUL E. COOK. unmarried ("Grantor") has bargained and sold. and by these presents does transfer and convey unto JAMES HAROLD SHEDD ("Grantee"). his 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. 1 on the Plan of Nachoochee Subdivision of record in Book 2330. page 93, Register's Office For Davidson County, Tennessee, reference to which is made for a more complete description.

Being the same property conveyed to Grantor by deed from Holy Trinity Greek Orthodox Church, Inc. of in record Book 6840. page 567, said Register's Office.

This is unimproved property.

Said property is conveyed subject to the following matters:

1. Taxes for the year 1987. a lien but not yet due and payable.

2. Restrictive covenants of record in Book 660, page 619. and Book 619. page 398.said Register's Office.

3. The Plan of record in Book 2330, page 93, said Register's Office. shows an Owner's Certificate. a 100 foot minimum building setback line from Tyne Boulevard and Franklin Pike. and an easement for public utilities.

4. A 20 foor permanent sewage line of record in Book 6785 page 260, said Register's Office.

5. A 20 foot permanent sewage line of record in Book 6785, page 268, said Register's Office.

TO HAVE AND TO HOLD said land with the appurtenances. hereditaments. estate. title, and interest thereto belonging to

Grantee, his heirs and assigns, forever. Grantor covenants that, subject to the matters set forth above, Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and that same is unencumbered.

Grantor further covenants and binds himself and his heirs and representatives to warrant and forever defend the title to said land to Grantee, his 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 25th day of June 1987.

Paul E. Cook

PAUL E. COOK

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before. the undersigned, a Notary Public in and for the State and County aforesaid, PAUL E. COOK. the within named bargainor. 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. at office. this 25th day of June. 1987.

Rebecca A. Gibb

Notary Public

My Commission Expires:

My Commission Expires July 9, 1989

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of property conveyed (whichever is greater) is $165,000.00.

Affiant

Sworn to and subscribed before me this 25th day of June. 1987.

Rebecca A. Dike

NOTARY PUBLIC

My Commission Expires:

My Commission Expires July 9, 1989

4 0 0 7 3 3

IDENTIFICATION REFERENCE

7278

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

RECEIVED OF _____

FOR _____

BOOK 7278 PAGE 926

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
			165000.00- CAMT.	
			462.00 CSTAX	
			.50 PRFEE	
			9.00 MTGTX	
			CHECK 471.50-	
			3462A06/25/87 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4007.6

IDENTIFICATION REFERENCE

JUN 25 8 29 PM '87

DAVIDSON COUNTY, TN

No. 97670