Box 8 cg

THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR. and CHRISTY WILKINS IVEY, Attorneys**
2405 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:
Daniel F. Neuzil
3448 Marlborough Avenue
Nashville, TN 37212

MORTGAGEE:
Atlantic Coast Mortgage Company
3975 University Drive
Fairfax, VA 22030

MAP-PARCEL NUMBERS:
MAP 104-10
PAR 74
26W-07420

WARRANTY DEED

BOOK 7278 PAGE 968

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, Cumberland Development Group, Inc and Glynn J. Dowdle, as tenants in common hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Daniel F. Neuzil and wife, Kathleen Maletic Neuzil 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. 2A on the plan of zone lot division Lot No. 2 re-subdivision Lot No. 35 Bransford Realty Company West End Heights Subdivision of record in Book 6050, page 243, and amended in Book 6900, page 299, Regoster's Office for said County.

SAID Lot No. 2A fronts 51.08 feet on the northeasterly margin of Marlborough Avenue and extends back 130.20 feet on the westerly line and 114.84 feet on the easterly line to a dead line in the rear, measuring 36.18 feet thereon.

Being the same property conveyed to Cumberland Development Group, Inc. and Glynn J. Powdle, as tentants in common by deed from Ann Julia Olsen, an unmarried person of record in Book 6840, page 140, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all matters shown on the herein referenced plan of record in said Register's Office.

IDENTIFIED/REFERENCED

This is (an) unimproved property, known as 3448 Marlborough Avenue, Nashville, TN 37212.

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 24th day of June, 19 87.

Glynn J. Dowdle

Cumberland Development Group, Inc
By: Wolfgang Lauerman, Treasurer
CDG-Inc.

STATE OF TENNESSEE
COUNTY OF Davidson

On this 24th day of June, 19 87, before me personally appeared Glynn J. Dowdle, 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 he executed the same as his free act and deed.

NOTARY PUBLIC

My Commission Expires: Nov 1, 1987

Christy Wilkins Ivey
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 7278 PAGE 969

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 himself to be the President (or other officer authorized to execute the instrument) of the _____ Cumberland/Development Group, Inc, 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 himself as _____. Witness my hand and official seal, at office in Nashville, Tennessee, this 24th day of June, 19 87.

My Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 77,000.00.

_____
Affiant

Subscribed and sworn to before me, this the 24th day of June, 1987.

My Commission Expires: Nov 4 1987

_____
Notary Public

WARRANTY DEED

from:
Cumberland/Development Group, Inc

to:
Daniel F. Neuzil and wife, Kathleen Malatic Neuzil

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2405 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN 26791

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

RECEIVED OF _____

FOR _____

BOOK 7278 PAGE 970

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
			77000.00- CA TF.	
			215.60 C STAX	
			.50 PRFEE	
			6.00 WDFEE	
			CHECK 221.10-	
			347206/25/87 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

40088

IDENTIFT REFERENCE

JUN 25 3 34 PM '87

DAVIDSON COUNTY, TN

No. 97680