Box 8 tl

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

ADDRESS NEW OWNER:
LeRoy Ernest Engstrand, Jr.
369 Barrywood Drive
Nashville, TN 37211

MORTGAGEE:
Citicorp Homeowners, Inc.

1299 Clayton Road West
Ballwin, Missouri 63011

MAP-PARCEL NUMBERS:
MAP 146-12
PAR 174
6DU-31670

WARRANTY DEED

BOOK 7283 PAGE 847

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, Bert Johnson Bailey and wife, Kimbell Holder Bailey hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto LeRoy Ernest Engstrand, Jr. & wife, Sandra Hoving Engstrand 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. 82 on the plan of A Re-Subdivision of part of Crievewood, of record in Book 2330, page 690, Register's Office for said County.

SAID Lot No. 82 fronts 80.00 feet on the southerly margin of Barrywood Drive and extends back 534.4 feet on the easterly line and 538.9 feet on the westerly line to a dead line in the rear, measuring 80.2 feet thereon.

Being the same property conveyed to Bert Johnson Bailey and wife, Kimbell Holder Bailey by deed from David W. Hooper and wife, Joann Hooper of record in Book 5693, page 280, 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.

FELIX Z. WILKINS III REGISTER
DAVIDSON COUNTY, TN
JUL 1 9 08 AM '87

IDENTIFI REFERENCE

4159.7

This is (un)improved property, known as 369 Barrywood Drive, Nashville, TN 37211.

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 29th day of June, 19 87.

Kimbell Holder Bailey
Kimbell Holder Bailey

Bert Johnson Bailey
Bert Johnson Bailey

STATE OF TENNESSEE
COUNTY OF Davidson

On this 29th day of June, 19 87, before me personally appeared Bert Johnson Bailey and wife, Kimbell Holder Bailey, 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 their free act and deed.

NOTARY PUBLIC AT LARGE

My Commission Expires: Nov 1, 1987

Christy Wilkins Ivey
Notary Public

STATE OF TENNESSEE
COUNTY OF _____

BOOK 7283 PAGE 848

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 ____self to be the President (or other officer authorized to execute the instrument) of the _____, 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 ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires:_____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 88,750.00.

LeRoy Ernest Engstrand Jr.
Affiant

Subscribed and sworn to before me, this the 29th day of June, 19 87.

My Commission Expires: Nov 1, 1987

Notary Public

WARRANTY DEED

from:

Bert Johnson Bailey and wife,
Kimbell Holder Bailey

to:

LeRoy Ernest Engstrand,Jr. and wife,
Sandra Hoving Engstrand

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

TN 26796

Box 8/t1

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

RECEIVED OF _____

FOR _____

BOOK 7283 PAGE 849

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

86750.00- CAMI.
248.36 CSTAX
.50 PRFEE
6.00 MDEED
CHECK 254.86-
5234A07/01/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4159.7

IDENTIFICATION REFERENCE

JUL 19 08 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 99404