Box 8/tl

THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR. and CHRISTY WILKINS IVEY, Attorneys**
2210 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:
William R. Bonnell
4432 Curtiswood Circle
Nashville, TN 37204

MORTGAGEE:
Third National Mortgage Company
P. O. Box 2628
Nashville, Tennessee 37219

MAP-PARCEL NUMBERS:
MAP 132-10
PARCEL 064
OH-06390

WARRANTY DEED

BOOK 7286 PAGE 239

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, James E. Ward, unmarried

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto William R. Bonnell and wife, Lynn T. Bonnell

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. 1 on the plan of Curtiswood Estates II, of record in Book 5200, page 371, Register's Office for said County.

SAID Lot No. 1 fronts 115.85 feet on the broken southeasterly margin of the cul-de-sac of Curtiswood Circle and extends back 290.05 feet on the broken southerly line and 270.31 feet on the northerly line to a dead line in the rear, measuring 303.0 feet thereon.

Together with a parcel of land lying south of and adjacent to said Lot No. 1 and being described according to a survey by John Kohl and Company, P.C., dated June 17, 1987, as follows:

Beginning at the southwesterly corner of said Lot No. 1, thence with the southerly line of Lot No. 1, south 73 degrees 23 minutes 21 seconds East 155.79 feet to an iron pin; thence, South 1 degrees 54 minutes 44 seconds West 56.82 feet to a point; thence, North 71 degrees 58 minutes 57 seconds West 51.01 feet to an iron pin; thence, North 71 degrees 17 minutes 43 seconds West 106.34 feet to an iron pin; thence North 2 degrees 02 minutes 54 seconds East 51.49 feet to the point of beginning.

Being the same property conveyed to James E. Ward by deed from Paul E. Cook, unmarried of record in Book 6503, page 318, Register's Office for Davidson County, Tennessee (as to the first parcel); and quitclaim deed from Andrew B. Benedict and Grace Benedict (as to the second parcel) which is being recorded immediately prior hereto.

This is (un)improved property, known as 4432 Curtiswood Circle, Nashville, TN 37204.

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".) As to the second parcel, the warranties herein shall not apply to property taxes assessed thereon.

Witness the execution hereof this 29th day of June, 19 87

James E. Ward

STATE OF TENNESSEE
COUNTY OF Davidson

On this 29th day of June, 19 87, before me personally appeared James E. Ward, 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.

My Commission Expires: 10-24-88

Notary Public

STATE OF TENNESSEE
COUNTY OF _____

BOOK 7286 PAGE 246

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 $ 555,000.00.

_____
Affiant

Subscribed and sworn to before me, this the 29th day of June, 1987.

My Commission Expires: 10-28-88

_____
Notary Public

WARRANTY DEED

from:
James E. Ward, unmarried

to:
William R. Bonnell and wife, Lynn T. Bonnell

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY

Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

FELIX Z. WILKINS, REGISTER
DAVIDSON COUNTY, TN
JUL 2 11 32 AM '87

IDENTIFY REFERENCE

4 2 2 4 7

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

RECEIVED OF _____

FOR _____

BOOK 7286 PAGE 241

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
			550000.00- CASH	
			1554.00 STAX	
			.50 PRFEE	
			6.00 MTAX	
			CHECK 1560.50-	
			5926A07/02/87 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4:22:47

IDENTIFT REFERENCE

JUL 2 11 32 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 100182