BOOK 7294 PAGE 557 Box 48

FORM No WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 160,000.00

Kenneth R. Speakman
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF July 19 87

Notary Public

MY COMMISSION EXPIRES: 3/8/89

(AFFIX SEAL)

THIS INSTRUMENT PREPARED BY
EAST END TITLE & ESCROW, INC. – 405 Two Mile Pike – Goodlettsville, Tennessee 37072

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO MORTGAGEE	MAP-PARCEL NUMBERS
KENNETH R. SPEAKMAN (NAME)	same (NAME)	MAP 54-14
305 Rolling Mill Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	PARCEL 12
Old Hickory, TN 37138 (CITY) (STATE) (P O ZIP)	(CITY) (STATE) (ZIP)	4D-27580

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, MAURICE C. BARNES, JR. and wife, JULIA KING BARNES

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO KENNETH R. SPEAKMAN and wife, REBA L. SPEAKMAN

HEREINAFTER CALLED THE GRANTEES, THEIR 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. 69 on the Plan of Brandywine Farms, Section II, as of record in Book 3700, page 28, Register's Office for said County, described as follows:

BEGINNING at a point in the Northeasterly margin of Rolling Mill Road, common corner of Lots 68 and 69; thence with the line between said two lots North 39 deg. 14' East 345.7 feet; thence North 84 deg. 12' East 47.6 feet; thence South 28 deg. 59' East 156.3 feet; thence with the line between Lots 69 and 70, South 48 deg. 28' West 335.9 feet to a point in the Northeasterly margin of Rolling Mill Road; thence with said margin Northwesterly 125.00 feet to the beginning.

Being the same property conveyed to Maurice C. Barnes, Jr. and wife, Julia King Barnes, by deed of record in Book 5647, page 946, Register's Office for Davidson County, Tennessee.

45006

IDENTIFICATION REFERENCE

JUL 13 5 56 AM '87
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is unimproved ( ) improved (XX) property, known as 305 Rolling Mill Road, Old Hickory, TN 37138
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heir and assigns, forever, and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to covey it and the same is unencumbered, unless otherwise herein set out, and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 9th day of July, 19 87

Maurice C. Barnes Jr.
MAURICE C. BARNES, JR.

Julia King Barnes
JULIA KING BARNES

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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 MAURICE C. BARNES, JR. and wife, JULIA KING BARNES

the bargainor S, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at GOODLETTSVILLE, Tennessee, this 9th day of July, 1987

Commission expires 3/8/89

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) / (they) as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____

My commission expires _____

Notary Public

WARRANTY DEED

FROM

TO

RETURN TO:

EAST END TITLE & ESCROW, INC.
405 Two Mile Pike
Goodlettsville, Tennessee 37072

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

RECEIVED OF _____

FOR _____

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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
			160000.00- CAPT.	
			448.00 C STAX	
			.50 PREF.	
			6.00 MDED	
			CHECK 454.50-	
			8986A07/13/87 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

45006

IDENTIFI REFERENCE

JUL 13 9 56 AM '87

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 103174