BOOK 7297 PAGE 667

Address New Owner:	Send Tax Bills To:	Map/Parcel
Terrence A. Payie etux	Same	Map 82-12
1311 GARTLAND AVE		Par 173
NASHVILLE TN. 37206		19W-17400

WARRANTY DEED

FOR AND IN CONSIDERATION 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, LYNDAL ROBERTS and wife, MARGARET ROBERTS, hereinafter called the Grantors, have bargained and sold and by these presents do transfer and convey unto the said TERRENCE A. PAYIE and wife, SADIE B. PAYIE, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in the County of Davidson, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 54 on the Map of Neil S. Brown's Addition to East Nashville, of record in Book 57, page 50, Register's Office for said County.

Said Lot No. 54 fronts 50 feet on the southerly side of Marina Street and runs back between parallel lines, along the westerly margin of McFerrin Avenue, 170 feet to an alley.

Being the same property conveyed to Lyndal Roberts and wife, Margaret Roberts, by Quitclaim Deed from Property Traders, Inc. of record in Book _____, Page ____, Register's Office for Davidson County, Tennessee.

This property is conveyed subject to the Plan of record in Book 57, Page 50, said Register's Office and to all applicable local government planning, building and zoning regulations.

This is improved property known as 928 Marina Street, Nashville, Tennessee.

TO HAVE AND TO HOLD the said real estate, with the appurtenances, estate, title and interest thereto belonging to the said Terrence A. Payie and wife, Sadie B. Payie, their heirs and assigns, forever.

AND GRANTORS COVENANT that they are lawfully seized and possessed of said real estate, in fee simple, that they have a good and valid right to convey it and that the same is unencumbered.

AND GRANTORS DO further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said real estate against the lawful claims of all persons whomsoever.

Whenever 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 hands on this 30th day of June, 1987.

Lyndal Roberts
LYNDAL ROBERTS

Margaret Roberts
MARGARET ROBERTS

4 6 0 2 3

IDENTIFICATION REFERENCE

JUL 15 2 23 PM '87

FELIX Z. NELSON JR. REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $27,500.00.

AFFIANT

Sworn to and subscribed before me this 30TH day of JUNE, 1987.

NOTARY PUBLIC

My commission expires: 4-17-1988.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Lyndal Roberts and wife, Margaret Roberts, the bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this 30TH day of JUNE, 1987.

NOTARY PUBLIC

My commission expires: 4-17-1988.

Prepared By:
Tom G. Coleman, Jr., Attorney
Coleman Real Estate Closing Service, Inc.
9000 E. Church St.
Brentwood, TN 37027

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7297 PAGE 669

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			27500.00- CONVEY	
			77.00 CSTAX	
			.50 PRFEE	
			6.00 MORTG	
			CHECK	33.50-
			0165A07/15/87 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

46023.

IDENTIFICATION REFERENCE

JUL 15 2 23 PM '87

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 104328