BOOK 7298 PAGE 769 FORM NO. WD 1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $

$45,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF July, 19 87

Notary Public

MY COMMISSION EXPIRES

(AFFIX SEAL)

File # 21562
Loan # 3033

Box 7

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | *MAP-PARCEL NUMBERS |
|---|---|---|
| JAMES E. ELLIOTT (NAME) | Atlantic Coast Mortgage Company (NAME) | MAP 72-7 |
| 3105 Oxford Street (STREET ADDRESS OR ROUTE NUMBER) | 3975 University Drive (STREET ADDRESS) | PARCEL 138 |
| Nashville, TN 37216 (CITY) (STATE) (P.O. ZIP) | Fairfax, Virginia 22030 (CITY) (STATE) (ZIP) | 15DZ-08445 |

FOR AND IN 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, EDWARD A. GENTRY, JR.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JAMES E. ELLIOTT and wife, TERESA A. ELLIOTT

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 the southerly 50 feet of Lots Nos. 62 and 63 on the Plan of Kenmore Place, as of record in Book 332, pages 32 and 33, Register's Office for Davidson County, Tennessee.
SAID part of Lots front 50 feet on the westerly margin of Oxford Street and extend back between parallel lines measuring 200 feet to a dead line in the rear measuring 50 feet thereon.

BEING the same property conveyed to Edward A. Gentry, Jr. by Quitclaim Deed from Vivian R. Haynes, Jr., Trustee, of record in Book 5791, page 834, Register's Office for Davidson County, Tennessee.

JUL 15 11 51 AM '87

IDENTIFICATION REFERENCE

46365

This is unimproved X property known as 3105 Oxford Street, Nashville, TN 37216
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 unto said GRANTEES, their heirs 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 convey it, and the same is unincumbered, 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 his hand this 13th day of July, 19 87

X Edward A. Gentry, Jr.
EDWARD A. GENTRY, JR.

BOOK 7298 PAGE 770

STATE OF TENNESSEE }
Davidson County }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named EDWARD A. GENTRY, JR.

the bargainor__s__, 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 Nashville, Tennessee, this 13th day of July, 19 87

Notary Public

Commission Expires 9/11/90

STATE OF TENNESSEE }
Davidson County }

Before me, _____ a Notary Public in and for 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 _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM

EDJARD A. GENTRY, JR.

TO

JAMES E. ELLIOTT.

TERESA A. ELLIOTT

Saturn & Nazer, Attorneys
Row 1
Box 7

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7298 PAGE 771

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|
| | | | 45000.00- CAFI. | |
| | | | 126.00 STAX | |
| | | | .50 PRFEE | |
| | | | 6.00 WDEED | |
| | | | CHECK 132.50- | |
| | | | 0552A07/16/87 BAL .00 | |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

46365

IDENTIFICATION REFERENCE

JUL 16 1 18 PM '87

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 104706