Return to GRANTEE

THIS INSTRUMENT PREPARED BY
BERRY & OGLESBY, ATTORNEYS AT LAW, 125 THIRD AVE., NORTH, FRANKLIN, TENN.

ADDRESS OF OWNERS:	ADDRESS OF PROPERTY:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
2705 Fortland Drive Nashville, Tennessee 37206	2705 Fortland Drive Nashville, Tennessee 37206	Robert N.Moore,Jr. % The Robert N. Moore Company 1715 Parkway Towers Nashville, TN 37219	86-16-23

ADDRESS OF MORTGAGEE:
Robert N.Moore, Jr.
% The Robert N. Moore Company
1715 Parkway Towers
Nashville, Tennessee 37219

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Forty Nine Thousand Five Hundred ($49,500.00) Dollars, paid and to be paid as follows: $500.00 cash in hand paid, the receipt of which is hereby acknowledged, and for the balance of $49,000.00 the hereinafter named Grantees have executed a promissory note payable to Grantor as more fully described in a deed of trust executed and recorded contemporaneously herewith, I, ROBERT N. MOORE JR., unmarried, have bargained and sold and by these presents do hereby transfer and convey unto RICHARD ALLEN SETTLE AND WIFE, KAREN RENEE SETTLE, their heirs and assigns, the following described tract or parcel of real estate located in Davidson County, Tennessee, to-wit:

> Land in Davidson County, Tennessee, being Lot No. 142 on the Plan of Fortland Park, Section 2, Addition 1, of record in Book 2854, page 85, said Register's Office, to which plan reference is made for a more complete description.
>
> Being the same property conveyed to Robert N. Moore Jr. by deed from First American National Bank of Nashville of record in Book _____, page _____, Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD the said land with the appurtenances, estate, title and interest thereunto belonging to the said Richard Allen Settle and wife, Karen Renee Settle, their heirs and assigns, forever.

And I do covenant with the said Richard Allen Settle and wife, Karen Renee Settle, that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that the same is unencumbered except by taxes for the year 1987; matters on Plat of record in Book 2854, page 85, RODC, Tennessee; restrictions

applicable to Fortland Park, Section 2, Addition 1; applicable building and zoning regulations; such state of facts as an accurate survey would disclose and all existing highway, roadway and utility easements.

And I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said property to the said Richard Allen Settle and wife, Karen Renee Settle, their heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, I have executed this instrument on this the 5th day of J_____, 1987.

ROBERT N. MOORE JR.

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, A. JACKSON VANDAGRIFF a Notary Public ROBERT N. MOORE JR., unmarried, with whom I am personally acquainted and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville Tennessee, this 5th day of June, 1987.

NOTARY PUBLIC

A. JACKSON VANDAGRIFF NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My commission expires:
5/13/89

STATE OF TENNESSEE
COUNTY OF Davidson

The actual value or consideration, whichever is greater for this transfer is $49,500.

Sworn to and subscribed before me this the 5th day of June, 1987.

Notary Public

A. JACKSON VANDAGRIFF NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My commission expires: 5/13/89

47.75 IDENTIFICATION REFERENCE Jul 21 2 PM '87 PEGGY ANDERSON REGISTER DAVIDSON COUNTY TN

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

RECEIVED OF _____

FOR _____

BOOK 7302 PAGE 392

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

4950.00- CONT.
138.60 CSTAX
.50 PRFEE
6.00 MISC
CHECK 145.10-
2173A07/21/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

47759

IDENTIFICATION REFERENCE

JUL 21 2 35 PM '87

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No.106299