BOOK 7308 PAGE 359

Book 4

FORM No WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 65,000.00

Ida R. Barry
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 22nd DAY OF July, 19 87

A. Aaron Adams
Notary Public A. Aaron Adams

MY COMMISSION EXPIRES: January 21, 1990

(AFFIX SEAL)

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

NAME ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
IDA R. BARRY (NAME)	DIAMOND MORTGAGE CORPORATION (NAME)	MAP 73-13
1815 Rosebank Ave. (STREET ADDRESS OR ROUTE NUMBER)	212 S. TRYON STREET, SUITE 700 (STREET ADDRESS)	PARCEL 168
Nashville, TN 37216 (CITY) (STATE) (P O ZIP)	CHARLOTTE, NC 28281 (CITY) (STATE) (ZIP)	15DZ 60130

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, JAMES H. NICHOLSON and wife, BILLIE B. NICHOLSON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO IDA R. BARRY, Unmarried, JAMES O. BOYD and wife, PAULA G. BOYD as Joint Tenants with Right Of Survivorship

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.

Being Lot No. 8 on the Plan of Henderson Gardens, Section 1, of record in Book 2900, page 75, Register's Office for Davidson County, Tennessee.

Said Lot No. 8 fronts 75 feet on the southerly side of Rosebank Avenue and runs back 142 feet on the West line and 137.9 feet on the East line to a dead line in the rear measuring 60.3 feet thereon.

Being the same property conveyed to James H. Nicholson and wife, Billie B. Nicholson, by deed of record in Book 7021, page 721, Register's Office for Davidson County, Tennessee.

50019

IDENTIFICATION REFERENCE

JUL 28 10 33 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is unimproved ( ) improved (XX) property, known as 1815 Rosebank, 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 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 this 22nd day of July, 19 87

James H. Nicholson
JAMES H. NICHOLSON

Billie B. Nicholson
BILLIE B. NICHOLSON

BOOK 7308 PAGE 360

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 JAMES H. NICHOLSON and wife, BILLIE B. NICHOLSON

the bargainors, 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 22nd day of July 19 87

Commission expires January 21, 1990

A. Aaron Adams
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
JAMES H. NICHOLSON and wife, BILLIE B. NICHOLSON

TO
IDA R. BARRY and JAMES O. BOYD and PAULA G. BOYD

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 _____

BOOK 7308 PAGE 361

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

6500P.00- CASH
182.00 STATE
.50 PRFEE
6.00 MISC
CHECK 188.50-
4824A07/28/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

50019

IDENTIFICATION REFERENCE

JUL 28 10 33 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 108891