File Box 6-car BOOK 7314 PAGE 127

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

DEARBORN & EWING, ATTORNEYS, NASHVILLE, TENNESSEE

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Linda D. Larson	SAME	Map 143-6-B
(NAME)	(NAME)	Parcel 4
914 Harpeth Trace Dr.		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tn. 37221		
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, Regan McKee (now McClellan), an unmarried person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Linda D. Larson

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. 4, designated as Unit No. 4, on the Plan of Harpeth Ridge, a Planned Unit Development, of record in Book 5200, page 723, Register's Office for Davidson County, Tennessee, to which plan and record thereof are incorporated herein and made a part hereof by reference.

Being the same property conveyed to Regan McKee, unmarried, by deed from Jerome L. Rosenblum and John R. Beesley, III, of record in Book 6268, page 705, said Register's Office.

The above property is conveyed subject to the following:

1. 1987 Metropolitan Government taxes.

2. Terms, conditions, easements, rights and liens as set forth in the Declaration of Covenants and Restrictions of record in Book 5120, page 208, said Register's Office.

3. Terms, conditions, easements, rights and liens as set forth in the Declaration of Covenants, Conditions and Restrictions of record in Book 6240, page 94, said Register's Office.

4. By-Laws of Harpeth Ridge Homeowners' Association of record in Book 6240, page 102, said Register's Office.

5. All matters as shown on the plan of record in Book 5200, page 723, said Register's Office.

FILED FOR RECORD
DAVIDSON COUNTY, TN
Aug 3 11 38 AM '87
FELIX E. WILSON JR. REGISTER

IDENTIFICATION REFERENCE

51954

unimproved ( )
This is improved (X) property, known as 914 Harpeth Trace Drive, Nashville, Tennessee 37221
(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 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 unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs successors, assigns 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 my hand this 31st day of July, 1987

Regan McKee McClellan by Charlotte Birthright as Attorney-in-Fact

Regan McKee McClellan by Charlotte Birthright as Attorney-in-Fact

Form 3

STATE OF _____)

COUNTY OF _____)

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____, the bargainor _____ with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

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

Commission Expires: _____

_____
Notary Public

STATE OF _____)

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, a corporation, and that (he, they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose 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 ___ day of _____, 19__.

My Commission Expires: _____

_____
Notary Public

WARRANTY DEED

FROM Regan McKee (now McClellan), an unmarried person

TO Linda D. Larson

RETURN TO: **Dearborn & Ewing** ATTORNEYS NASHVILLE, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 31st day of July, 1987, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Charlotte Birthright, to me known to be the person who executed the foregoing instrument in behalf of Regan McKee McClellan, and acknowledged that she executed the same as the free act and deed of the said Regan McKee McClellan.

Witness my hand and official seal at Nashville, Tennessee, this 31st day of July, 1987.

Carol R. Russell
NOTARY PUBLIC

My Commission Expires: 5/13/89

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this conveyance is $ 113,000.00

Linda D. Larson

Subscribed and sworn to before me this 31 day of July, 19 87

My Commission Expires: 5/13/89

Carol R. Russell
Notary Public

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7314 PAGE 129

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

113000.00- CAMT.
316.40 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 322.90-
.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5 1 9 5 4

IDENTIFICATION REFERENCE

AUG 3 11 38 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 01109