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FORM NO. WD-1

File 1D

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $46,000.00

Vicki A. Cooper
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF August, 1987.

Notary Public

MY COMMISSION EXPIRES: 3-18-90

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PATRICIA SPICER CARDEN, ATTY.
236 Fourth Avenue North Suite 200 Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	Send Tax Bills To/Mortgagee Is:	MAP-PARCEL NUMBERS
Timothy J. Cooper et ux (NAME)	Same/Dominion Bank of Middle TN (NAME)	08DA28215
6385 Ivy Street (STREET ADDRESS OR ROUTE NUMBER)	5711 Charlotte Avenue (STREET ADDRESS)	090-12-0-282.00
Nashville, TN 37209 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37209 (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, James F. Ivey, Jr., Executor

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Timothy J. Cooper and wife, Vicki A. Cooper

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 Lot No. 1 on the plan of J. F. Ivy Subdivision, of record in Book 5190, page 720, Register's Office for said County.

Said Lot No. 1, which is a corner lot, fronts 125.69 feet on the southerly margin of Ivy Street and fronts 164.12 feet on the easterly margin of Croley Drive, said frontages being joined by a curve having a length of 40.97 feet, and extends back 121.34 feet on the southerly line and 187.41 feet on the easterly line to a point of intersection.

Being part of the same property conveyed to J. F. Ivy by deed from J. D. Hicks and wife, Tennie Hicks, of record in Book 542, page 323, said Register's Office. J. F. Ivy having died January 1, 1975 leaving his wife, Sarah M. Ivy who died March 23, 1987 leaving a will in Will Book 159, page 115, Probate Office Davidson County, Tennessee, appointing James F. Ivey, Jr. as executor directing said property to be sold.

This conveyance is made subject to the matters set forth in the above referenced plan of record.

5493 0 IDENTIFICATION REFERENCE

AUG 11 3 26 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is unimproved ( ) improved (XX) property, known as 6385 Ivy Street, Nashville, Tennessee 37209
(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 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 5th day of August, 19 87

James F. Ivey, Jr., Executor

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INDIVIDUAL ACKNOWLEDGEMENT

State of Tenneesee

County of Davidson

Personally appeared before me, the undersigned, a Notary Public of said county, James F. Ivey, Jr., Executor

the within named bargainor(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purpose therein contained.

WITNESS my hand, at office, this 5th day of August, 19 87

NOTARY PUBLIC

My commission expires:
5-13-90

CORPORATE ACKNOWLEDGEMENT

State of _____

County of _____

Before me, _____ of 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 President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that he as such _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

WITNESS my hand and seal, at office in _____, this _____ day of _____, 19____.

NOTARY PUBLIC

My commission expires:

_____

WARRANTY DEED

FROM

James F. Ivey, Jr., Executor

TO

Timothy J. Cooper and wife,

Vicki A. Cooper

PATRICIA SPICER CARDEN
Attorney At Law
236 Fourth Avenue North
Suite 200
Nashville, Tennessee 37219

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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

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

MISC - MISCELLANEOUS
CD TAX - STATE TAX CONVEY
MO TAX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

460[illegible]
128.[illegible]
.[illegible]
6.[illegible]
CHECK 135.00-
050808/11/97 PAL .77

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5.4.9.3.0

IDENTIFICATION REFERENCE

AUG 11 3 26 PM '97

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 04459