Box 30

BOOK 7339 PAGE 821

STATE OF TENNESSEE
COUNTY OF DAVIDSON The actual consideration or value whichever is greater, for this transfer is $ 69,500.00

Subscribed and sworn to before me, this the 26 day of August 19 87

My commission expires: January 10, 1989 (Affix Seal)

X _____ Affiant

_____ Notary Public

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
SOUTHEAST TITLE of Tennessee, Inc. 7N11640
Walton Mall, Suite One, 114 Walton Ferry Road, Hendersonville, Tennessee 37075

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
John W. Pennington	Owner
1512 Wayne Drive	
STREET ADDRESS	STREET ADDRESS
Nashville, TN 37206	
CITY STATE ZIP	CITY STATE ZIP
MAP & PARCEL NO. 072-16-0 189.00	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, F. C. Richardson and wife, Margaret Mills Richardson

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO John W. Pennington and wife, Jannie L. Pennington

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARTY DESCRIBED AS FOLLOWS:

Being Lot Number 63 on the Plan of Part Two, Porter Heights, of record in Plat Book 1424 at page 79, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being all of the property conveyed to F. C. Richardson and wife, Margaret Mills Richardson by Deed of record in Book 2930 page 219, Register's office for said County.

This conveyance is subject to taxes for the year 1987 and subsequent years, easements and restrictive covenants of record.

60881

IDENTIFICATION REFERENCE

AUG 31 1 56 PM '87

DAVIDSON COUNTY, TN

THIS IS _____ IMPROVED PROPERTY KNOWN AS 1512 Wayne Drive, Nashville, TN 37206

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 singlular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 26 day of August 19 87

F. C. Richardson

Margaret Mills Richardson

State of Tennessee
County of Davidson

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On this 26 day of August, 19 87, before me personally appeared F. C. Richardson & Margaret Mills Richardson to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires:

January 10, 1989

Notary Public
Kenneth E. Kaiser

State of Tennessee
County of _____

On this _____ day of _____, 19_____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My Commission expires:

_____

_____
Notary Public

WARRANTY DEED

SOUTHEAST TITLE
OF TENNESSEE, INC.
Walton Mall, Suite One
114 Walton Ferry Road
Hendersonville, TN 37075

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7339 PAGE 826

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
TO - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

69500.00- CAMI.
194.60 COTAX
.50 PREF
6.00 WDE-D
CHECK 201.10-
7534A08/31/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6088.1

IDENTIFICATION REFERENCE

AUG 31 1 56 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 11326