BOOK 7343 PAGE 263

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $83,500.00

Richard L. Charlton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF August, 1987.

John V. Adams
Notary Public

MY COMMISSION EXPIRES: 11-1-87
(AFFIX SEAL)

MORTGAGEE: City Federal Savings Bank

THIS INSTRUMENT WAS PREPARED BY
John V. Adams, Attorney
3813 Cleghorn Ave., Nashville, Tennessee 37215

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Richard L. Charlton (NAME)	City Federal Savings Bank (NAME)	MAP 142-14
105 Beech Bend Drive (STREET ADDRESS OR ROUTE NUMBER)	125 Belmont Drive (STREET ADDRESS)	PARCEL 197
Nashville, TN 37221 (CITY) (STATE) (P. O. ZIP)	Somerset, New Jersey 08873 (CITY) (STATE) (ZIP)	FB# 9D62450

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, William J. Harris and wife, Patti Harris,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Richard L. Charlton and wife, Linda J. Charlton,

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. 714 on the plan of Section Three, Harpeth Woods, of record in Book 5200, page 270, Register's Office for said County.

SAID Lot No. 714 fronts 68.4 feet on the southerly margin of Beech Bend Court and extends back 129.1 feet on the easterly line and 241.4 feet, crossing a witness line, on the westerly line to a dead line in the rear, measuring 159.5 feet, crossing a witness line, thereon.

BEING the same property conveyed to William J. Harris, unmarried, by deed from Fox Ridge Homes, Inc. of record in Book 5932, page 345, Register's Office for said County.

THIS conveyance is made subject to (a) property taxes for 1987 for which Grantees will be responsible; (b) restrictive covenants of record in Book 5867, page 193 and amended in Book 5882, page 261, said Register's Office; and (c) matters set forth on said plan.

Patti Harris joins in this conveyance for the sole purpose of conveying any marital interest she may have in subject property, if any.

This is unimproved ( ) improved (X) property, known as 105 Beech Bend Drive, Nashville, TN 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 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 hands this 31st day of August, 1987

William J. Harris

Patti Harris

STATE OF TENNESSEE
Davidson County

BOOK 7343 PAGE 264

Personally appeared before me, John V. Adams, a Notary Public in and for said County and State, the within named William J. Harris and wife, Patti Harris

the bargainor S, 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 Nashville, Tennessee, this 31st day of August 19 87

Commission expires 11-1-87

John V. Adams
Notary Public

STATE OF TENNESSEE
Davidson County

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 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

William J. Harris and wife,

Patti Harris

TO

Richard L. Charlton and wife,

Linda J. Charlton

Prepared By:
John V. Adams, Attorney
3813 Cleghorn Ave.
Nashville, TN 37215

IDENTIFI REFERENCE

SEP 2 2 57 PM '87

DAVIDSON COUNTY, TN

6193.4

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7343 PAGE 265

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

83500.00- CAMI.
235.80 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 240.30-
8807A09/02/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

61994

IDENTIFICATION REFERENCE

SEP 2 2 57 PM '87

DAVIDSON COUNTY, TN

No. 12572