Box 8 cg

THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR.** and **CHRISTY WILKINS IVEY**, Attorneys
2405 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:
Joe A. Moscheo
105 Lincoln Court
Nashville, TN. 37205

SEND TAX BILLS:
MORTGAGEE:

SAME

MAP-PARCEL NUMBERS:
MAP 116-13
PARCEL 124
7DZ-20455

WARRANTY DEED

BOOK 7354 PAGE 743

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Charles W. Plumb and wife, Mary Kay Conlon hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Joe A. Moscheo and wife, Judy E. Moscheo hereinafter called the Grantee, Grantee's 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 Lots No. 5 and 6 of Block 2 on the plan of The Courts of Belle Meade, of record in Book 547, page 141, Register's Office for said County.

SAID Lots No. 5 and 6 of Block 2 adjoin and together front 60 feet on the easterly margin of Lindbergh Court and extends back between parallel lines a distance of 145 feet to a dead line in the rear.

Being the same property conveyed to Charles W. Plumb and wife, Mary Kay Conlon by deed from Judy E. Briggs Moscheo and Joe A. Moscheo II, her husband of record in Book 6423, page 104, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all matters shown on the herein referenced plan of record in said Register's Office.

THIS instrument is being executed on behalf of Charles W. Plumb by Mary Kay Conlon as his Attorney in Fact pursuant to a Power of Attorney which is being recorded simultaneously herewith.
The Affidavit of said Attorney in Fact is attached as an exhibit to this Warranty Deed and incorporated herein by reference.

This is (un)improved property, known as 105 Lincoln Court, Nashville, TN. 37205.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 15th day of September, 19 87.

Mary Kay Conlon

Charles W. Plumb
BY: Mary Kay Conlon, Attorney in Fact

STATE OF TENNESSEE
COUNTY OF Davidson

On this 15th day of September, 19 87, before me personally appeared Mary Kay Conlon, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed.

My Commission Expires: 10-24-88

Notary Public

STATE OF TENNESSEE
COUNTY OF _____

BOOK 7354 PAGE 744

Before me, the undersigned, 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 ____self to be the President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 160,000.00.

_____
Affiant

Subscribed and sworn to before me, this the 15th day of September, 1987.

My Commission Expires: 10-24-88

_____
Notary Public

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 Mary Kay Conlon, with whom I am personally acquainted and who acknowledged that she executed the within instrument on behalf of Charles W. Plumb as his Attorney in Fact, as the free act and deed of the within named Charles W. Plumb.

Witness my hand and official seal at Nashville, Tennessee, this the 15th day of September, 1987.

My Commission expires: 10-24-88

Notary Public

WARRANTY DEED

from: Charles W. Plumb and wife, Mary Kay Conlon

to: Joe A. Moscheo and wife, Judy E. Moscheo

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2405 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN 26957

EXHIBIT TO WARRANTY DEED

FROM: Charles W. Plumb and wife, Mary Kay Conlon
TO: Joe A. Moscheo and wife, Judy E. Moscheo

BOOK 7354 PAGE 745

STATE OF TENNESSEE

COUNTY OF DAVIDSON

A F F I D A V I T

The undersigned Affiant, being first duly sworn, deposes and says as follows:

1. That the document to which this affidavit is exhibited was executed by the undersigned as attorney-in-fact for the principal thereon shown.

2. That the execution is proper and within the scope of the power-of-attorney referenced in the instrument.

3. That at the time of execution of said document the Affiant had no knowledge or notice of the termination of the power-of-attorney, either by revocation or by the principal's death, disability or incapacity.

Further the Affiant saith not.

Mary Kay Conlon
Affiant/ Mary Kay Conlon

Sworn to and subscribed before me this
15th day of September, 19 87.

Notary Public

My Commission Expires: 10-24-88

IDENTIFICATION REFERENCE

SEP [illegible] 1987

DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7354 PAGE 746

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

160000.00- CAMT.
448.00 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 457.50-
3443A09/17/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6 5 9 4 9

IDENTIFICATION REFERENCE

SEP 17 10 17 AM '87

DAVIDSON COUNTY, TN

No. 17095