File Box 8/tl

THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR. and CHRISTY WILKINS IVEY, Attorneys**
2210 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:	MORTGAGEE:	MAP-PARCEL NUMBERS:
Dean Meyer	Citizens and Southern	MAP 134-8
1614 Southwind Drive	Mortgage Company	PARCEL 18
Nashville, TN 37217	P.O. Box 656	2DU-06670
	Tucker, GA 30085-0656	

WARRANTY DEED BOOK 7358 PAGE 545

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, M. Wayne Shearon and Pamela J. Lee hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Dean Meyer and wife, Rebecca S. Meyer 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 Lot No. 177 on the plan of Town Park Estates, of record in Book 3300, pages 64 and 65, Register's Office for said County.

SAID Lot No. 177, which is a corner lot, fronts 96.61 feet on the northwesterly margin of Southwind Drive and fronts 114.0 feet on the southwesterly margin of Town Park Drive, said frontages being joined by a curve having a length of 40.82 feet, and extends back 100.02 feet on the northwesterly line and 127.73 feet on the southwesterly line to a point of intersection.

Being the same property conveyed to M. Wayne Shearon and Pamela J. Lee by deed from the Federal National Mortgage Association of record in Book 6989, page 507, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 3400, page 120 as amended in Book 3436, page 43, said Register's Office, and to the matters set forth in the above referenced plan of record.

6729.6

IDENTIFICATION

SEP 22 1987

DAVIDSON COUNTY, TN

This is (~~not~~) improved property, known as 1614 Southwind Drive, Nashville, TN 37217.

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 21st day of September, 19 87.

Pamela J. Lee
Pamela J. Lee

M. Wayne Shearon
M. Wayne Shearon by: Pamela J. Lee, Attorney in Fact

STATE OF TENNESSEE
COUNTY OF Davidson

On this 21st day of September, 19 87, before me personally appeared Pamela J. Lee, 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 7358 PAGE 546

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 $ 65,500.00.

Rebecca S. Meyer
Affiant

Subscribed and sworn to before me, this the 21st 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 Pamela J. Lee with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence and who acknowledged that she executed the within instrument on behalf of M. Wayne Shearon as his Attorney in Fact as the free act and deed of the within named M. Wayne Shearon.

Witness my hand and official seal at Nashville, Tennessee, the 21st day of September, 1987.

_____
Notary Public

My Commission Expires:
10-24-88

WARRANTY DEED

from:
M. Wayne Shearon and Pamela J. Lee

to:
Dean Meyer and wife, Rebecca S. Meyer

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN-26965

OFFICIAL RECEIPT

STATE OF Tennessee

COUNTY OF Davidson

BOOK 7358 PAGE 547

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.

Pamela J. Lee

Affiant Pamela J. Lee

Sworn to and subscribed before me this 21st day of September, 19 87.

Notary Public

My Commission Expires: 10-24-88

NOTARY PUBLIC AT LARGE WILKINS STATE OF TENNESSEE

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7358 PAGE 548

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

65500.00- CAMT.
183.40 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 192.90-
5007A09/22/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6 7 2 9 6

IDENTIFI REFERENCE

SEP 22 11 20 AM '87

DAVIDSON COUNTY, TN

No. 18626