File Box 44

BOOK 7367 PAGE 478

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $62,000.00.

Michael J. Henderson
Affiant

Subscribed and sworn to before me, this 30th day of September, 1987.

Julia C. Hunt
Notary Public

My Commission expires: 11-13-89

This instrument prepared by:
GULLETT, SANFORD, ROBINSON & MARTIN
230 Fourth Avenue North
Nashville, Tennessee 37219

Address new owners as follows:	Send Tax Bills to:	Map-Parcel Numbers
Michael J. Henderson, et ux 2518 Sunset Place Nashville, TN 37212	Michael J. Henderson, et ux 2518 Sunset Place Nashville, Tn 37212	104-15-081 24W 09560

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, RAYMOND P. POGGENBURG and wife, HELEN H. POGGENBURG, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto MICHAEL J. HENDERSON and wife, GAY SHEPHERD HENDERSON, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

> Land in Davidson County, Tennessee, being the West 50 feet of Lot No. 33 on the Map of Sunset Park Subdivision, as of record in Book 332, Page 132, Register's Office for Davidson County, Tennessee.
>
> Said part of said lot fronts 50 feet on the North side of Sunset Place, formerly Turner Street or Avenue, and runs back between parallel lines, 160.5 feet to a dead line.
>
> Being the same property conveyed to Raymond P. Poggenburg and wife, Helen H. Poggenburg, by Warranty Deed from John R. Patton and wife, Frances B. Patton, of record in Book 7220, page 957, Register's Office for Davidson County, Tennessee.

This conveyance is subject to 1987 taxes, which have been prorated and assumed by Grantees.

7:01:16 8.
IDENTIFI REFERENCE
SEP 30 3 30 PM '87
DAVIDSON COUNTY, TN

This is improved property, known as 2518 Sunset Place, Nashville, Tennessee 37212.

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 30th day of September, 1987.

Raymond P. Poggenburg
RAYMOND P. POGGENBURG

Helen H. Poggenburg
HELEN H. POGGENBURG

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, RAYMOND P. POGGENBURG and wife, HELEN H. POGGENBURG, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 30th day of September, 1987.

Julia C. Hurt
Notary Public

My Commission Expires: 11-12-89

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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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

62000.00- CAMT.
173.60 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 180.10-
8260A09/30/87 04L .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7:0 I.G.S.

IDENTIFI REFERENCE

SEP 30 3 38 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 21808