BOOK 7369 PAGE 802 FORM No. WD-1

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 85,500.00

George W. Sanderson Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF September, 19 87

A. Aaron Adams
Notary Public A. AARON ADAMS

MY COMMISSION EXPIRES: January 21, 1990
(AFFIX SEAL)

THIS INSTRUMENT PREPARED BY
EAST END TITLE & ESCROW, INC. – 405 Two Mile Pike – Goodlettsville, Tennessee 37072

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO MORTGAGEE	MAP-PARCEL NUMBERS
GEORGE W. SANDERSON, JR. (NAME)	CITY FEDERAL SAVINGS BANK (NAME)	MAP 72-12
1902 Piedmont Avenue (STREET ADDRESS OR ROUTE NUMBER)	125 BELMONT DRIVE (STREET ADDRESS)	PARCEL 161
Nashville, TN 37216 (CITY) (STATE) (P O ZIP)	SOMERSET, NJ 08873 (CITY) (STATE) (ZIP)	15DZ56050

FOR AND 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, DENNIE M. BROOKS and wife, MARY ANN BROOKS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO GEORGE W. SANDERSON, JR. and wife, SUSAN K. SANDERSON

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. 1 on the Map of Dalewood, Section One, as of record in Book 1424, page 108, Register's Office for Davidson County, Tennessee.

Said Lot No. 1 fronts 80 feet on the south side of Piedmont Avenue and runs back between lines 157.0 feet, to a dead line in the rear on which it measures 79.6 feet.

Being the same property conveyed to Dennie M. Brooks and wife, Mary Ann Brooks by deed of record in Book 4125, page 706, Register's Office for Davidson County, Tennessee.

7086

IDENTIFICATION REFERENCE

Oct 2 11 15 AM '87

DAVIDSON COUNTY, TN

This is unimproved ( ) improved (XX) property, known as 1902 Piedmont Avenue, Nashville, TN 37216
(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 heir 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 covey 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 hand s this 30th day of September 19 87

Mary Ann Brooks
MARY ANN BROOKS

Dennie M. Brooks
DENNIE M. BROOKS

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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 DENNIE M. BROOKS and wife, MARY ANN BROOKS

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 GOODLETTSVILLE, Tennessee, this 30th day of September, 1987.

Commission expires January 21, 1990

A. AARON ADAMS Notary Public

STATE OF TENNESSEE
COUNTY OF

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, and corporation, and that (he) / (they) as such _____ and _____ being authorized so to do, execute 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

TO

RETURN TO:

EAST END TITLE & ESCROW, INC.
405 Two Mile Pike
Goodlettsville, Tennessee 37072

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7369 PAGE 804

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

85500.00- CAMT.
239.40 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 245.90-
9126A10/02/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.0 8.8.6.

IDENTIFICATION REFERENCE

OCT 2 11 15 AM '87

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

No. 22658