10-2-87

This instrument prepared by:
L. L. Chastain
Grissim & Hodges Attorneys
323 Union Street
Nashville, TN 37201

WARRANTY DEED BOOK 7371 PAGE 807

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NO.:
Timothy W. Partlow and Angela P. Irwin 3204 Blackwood Dr. Nashville, TN 37214	Timothy W. Partlow and Angela P. Irwin 3204 Blackwood Dr. Nashville, TN 37214	97-13-31

For and in consideration of the sum of TEN AND NO/100 DOLLARS ($10.00); and and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, including the assumption of a Note dated December 6, 1985 in the original principal amount of $73,900.00 payable to The Lomas & Nettleton Company, secured by a Deed of Trust of record in Book 6731, Page 36, in the Register's Office for Davidson County, Tennessee, which debt the Grantees herein assume and agree to pay as part of the purchase price (reference being made to said Note and Deed of Trust for the terms and conditions contained therein), WILLIAM T. JACKSON has bargained and sold and by these presents does transfer and convey unto the said TIMOTHY W. PARTLOW and ANGELA P. IRWIN, the Grantees herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, more fully described as:

Being Lot No. 13 Section One, Addition to Larchwood Subdivision of record in Plat Book 6250, Page 429, Register's Office for Davidson County, to which plat reference is hereby made for a more complete legal description.

Being the same property conveyed to William T. Jackson and wife, Kay V. Jackson from Frank Batson Quality Homes, Inc., by deed of record in Book 6731, Page 33, Register's Office for Davidson County, Tennessee, and being the same property conveyed to William T. Jackson, by Quitclaim Deed from Kay V. Jackson, of record in Book 7101, Page 333, Register's Office for Davidson County, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, improvements, estate, title and interest thereto belonging to the said Grantees, their heirs and assigns forever. And I do covenant with the said Grantees that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, except as of record. And I do further covenant and bind myself, my heirs and assigns to warrant and forever defend the title to said land to the said Grantees, their heirs and assigns against the lawful claims of all persons, whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

WILLIAM T. JACKSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 7371 PAGE 808

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared WILLIAM T. JACKSON, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), the within named bargainor, and who upon oath, acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal this 2nd day of October, 1987.

Laura L Chastain
NOTARY PUBLIC

My Commission Expires: 3-8-89

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $77,500.00 This is equal to or greater than the property would bring at a fair and voluntary sale.

AFFIANT

Sworn to and subscribed before me this 2nd day of October, 1987.

Laura L. Chastain
NOTARY PUBLIC

My Commission Expires: 3-8-89

7167.2

IDENTIFICATION REFERENCE

OCT 5 2 50 PM '87

DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7371 PAGE 809

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
			77500.00-	CONT.
			217.00	CSTAX
			.50	PRFEE
			6.00	WDEED
			CHECK	223.50-
9989A	10/05/87		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7167.2

IDENTIFI REFERENCE

OCT 5 2 50 PM '87

FELIX Z. WILSON, II, REGISTER
DAVIDSON COUNTY, TN

No. 23506