This Instrument Was Prepared By:
Robert M. Holland, Jr.
Trabue, Sturdivant & DeWitt
27th Floor, L & C Tower
Nashville, Tennessee 37219

BOOK 7390 PAGE 316

Address New Owner(s):
J. C. Siegrist, Jr.
1144 Sewanee Rd
N.T.

Send Tax Bills to:
New Owner

Map: 131-16
Parcel: 1

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, Nicholas L. Carter and wife, Theresa S. Carter (the "Grantors"), have this day bargained and sold, and do hereby transfer and convey to J. C. Siegrist, Jr. and wife, Margaret Siegrist (the "Grantees"), their heirs, successors and assigns, the following described land in Davidson County, Tennessee, to-wit:

Land in the 7th Civil District of Davidson County, Tennessee, being the westerly part of Lot No. 4 on the Plat of the Subdivision of the J. T. Jenkins Home tract, as of record in Book 547, page 20.

Beginning in the center of Lea Avenue at the corner of Lots Nos. 3 and 4; thence with the center of said Lea Avenue eastwardly 185 feet to the center of a branch, said point being the southwest corner of the property conveyed to J. L. Rosborough and wife, by deed from T. B. Murray and wife of record in Book 1046, page 439, said Register's Office; thence with the meanders of said branch and with the westerly line of Rosborough's property to the southerly line of Lot 6; thence with the southerly line of Lots Nos. 6, 5, and 2, westwardly 340 feet, more or less, to the corner of Lots 3 and 4; thence with the line between said lots southwardly 335 feet to the beginning.

Being the same property conveyed to Nicholas L. Carter and wife, Theresa S. Carter, by deed from A. M. Ashbaugh and wife, Laura W. Ashbaugh of record in Book 1941, page 141, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. Building Restriction as stated in the deed conveying title to Nicholas L. Carter and wife, Theresa S. Carter.

2. Easement for Sanitary Sewers and/or Storm Drainage as recorded in Book 4854, page 729, Register's Office for Davidson County, Tennessee.

This is improved property known as 1144 Sewanee Road, Nashville, Tennessee.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees, their heirs, successors and assigns, forever.

AND Grantors covenant that they are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except as herein set out. Grantors further covenant and bind themselves, their heirs, successors and assigns to warrant and forever defend the title to said real estate to said Grantees, their heirs, successors and assigns against the lawful claims of all persons.

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

IN WITNESS WHEREOF, Grantors have executed this instrument on this 29 day of October, 1987.

Nicholas L. Carter
NICHOLAS L. CARTER

Theresa S. Carter
THERESA S. CARTER

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for said County and State, aforesaid, personally appeared the within named Nicholas L. Carter, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tenn., this 29 day of October, 1987

CHARLES C. TRABUE NOTARY PUBLIC DAVIDSON COUNTY TENNESSEE

Charles C. Trabue
Notary Public

My Commission Expires: 3/8/89

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for said County and State, aforesaid, personally appeared the within named Theresa S. Carter, the bargainor, 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 for the purposes therein contained.

Witness my hand and official seal at Nashville, Tenn, this 29th day of October, 1987.

Notary Public

My Commission Expires: 3/8/89

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $150,000.00.

Affiant

Subscribed and sworn to before me, this 29th day of October, 1987.

Notary Public

My Commission Expires: 5/8/91

7.8.1.6.2

IDENTIFICATION REFERENCE

Oct 29 1 40 PM '87

DAVIDSON COUNTY, TN

860KAS#2-10/21/87-038

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7390 PAGE 319

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

150000.00- CONT.
420.00 C STAX
.50 PRFEE
9.00 JUDG D
CHECK 429.50-
/582A10/29/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7 8 1 6 2

IDENTIFICATION REFERENCE

OCT 29 1 40 PM '87

DAVIDSON COUNTY, TN

No. 30914