Box 8 cg

THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR. and CHRISTY WILKINS IVEY**, Attorneys
2405 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:
Helen W. Walker
416 Alden Court
Nashville, TN. 37209

MORTGAGEE:
Biltmore Mortgage Company

8601 Six Forks Road
Raleigh, NC 27615

MAP-PARCEL NUMBERS:
MAP 103-6
PARCEL 248
8DA-57036

WARRANTY DEED

BOOK 7394 PAGE 466

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, Fred T. McLaughlin and wife, Laura Ryan McLaughlin hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Helen W. Walker, unmarried 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. 3 on the plan of Resubdivision Reserved Parcel "A", Brookside Courts Addition No. 2, of record in Book 5210, page 190, Register's Office for said County.

SAID Lot No. 3 fronts 96.27 feet on the broken northerly margin of Alden Court and extends back 144.71 feet on the southwesterly line and 166.24 feet on the northeasterly line to a broken line in the rear, measuring 104.82 feet thereon.

BEING BEING the same property conveyed to Fred T. McLaughlin by deed from Andrews Properties, Inc. of record in Book 6075, page 718, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all matters shown on the herein referenced plan of record in said Register's Office.

79439
IDENTIFICATION REFERENCE
Nov 3 11 42 AM '87
DAVIDSON COUNTY, TN

This is (~~not~~) improved property, known as 416 Alden Court, Nashville, TN. 37209.

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 29th day of October, 1987.

Laura Ryan McLaughlin
Laura Ryan McLaughlin

Fred T. McLaughlin
Fred T. McLaughlin

STATE OF TENNESSEE
COUNTY OF Davidson

On this 29th day of October, 1987, before me personally appeared Fred T. McLaughlin and wife, Laura Ryan McLaughlin, 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 they executed the same as their free act and deed.

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 4-2-90

Notary Public

STATE OF TENNESSEE
COUNTY OF _____

BOOK 7394 PAGE 467

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 $103,000.00.

Helen W. Walker
Affiant

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

My Commission Expires: 10-24-88

_____
Notary Public

WILKINS, JR. NOTARY PUBLIC AT LARGE STATE OF TENN.

WARRANTY DEED

from:
Fred T. McLaughlin and wife,
Laura Ryan McLaughlin

to:
Helen W. Walker, unmarried

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2405 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN 26945

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7394 PAGE 468

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

10301 .00- DAFT.
28.00 CSTAX
.50 PRFEE
6.00 DEED
CHECK 294.90-
9026A11/03/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7 9 4 3 9

IDENTIFICATION REFERENCE

NOV 3 11 42 AM '87

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

No. 32320