File Box 8- 4

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

BOOK 7424 PAGE 232

ADDRESS NEW OWNER:	MORTGAGEE:	MAP-PARCEL NUMBERS:
J. Randall Hillin, Jr. 541 Wedgewood Avenue Nashville, TN 37203	SAME	MAP 161-2 PARCEL 33 6DU-67393

WARRANTY DEED

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, William Frank Perritt and wife, Clara H. Perritt

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto J. Randall Hillin, Jr. and wife, Jeanni R. Hillin

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. 2 on the plan of Final Plat for Perritt Subdivision, of record in Book 6200, page 682, Register's Office for said County.

SAID Lot No. 2 fronts 68.50 feet on the broken southwesterly margin of Ellenwood Drive and extends back 160.13 feet on the northwesterly line and 151.77 feet on the southeasterly line to a dead line in the rear measuring 61.05 feet thereon.

Being part of the same property conveyed to William Frank Perritt and wife, Clara H. Perritt by deed from Andrew Ewing, Trustee with full power of record Book 4960, page 130, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 3882, page 846, said Register's Office, and to the matters set forth in the above referenced plan of record.

In accepting this deed, Grantee understands and agrees that this property is to be used for residential purposes and that any dwelling constructed upon subject property shall be for a single family residence.

This is (un)improved property, known as 487 Ellenwood Drive, Nashville, TN 37211.

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 9th day of December, 1987.

Clara H. Perritt

William Frank Perritt

STATE OF TENNESSEE
COUNTY OF Davidson

On this 9th day of Davidson, 19 87 before me personally appeared William Frank Perritt and wife, Clara H. Perritt, 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

My Commission Expires: Oct 9, 1991

Notary Public

STATE OF TENNESSEE
COUNTY OF _____

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 $ 12,000.00.

J. Randall Hillin, Jr.
Affiant

Subscribed and sworn to before me, this the 9th day of December, 19 87.

My Commission Expires: Oct 9, 1991

Christy Wilkins Ivey
Notary Public

NOTARY PUBLIC AT LARGE

DAVIDSON COUNTY, TN.
DEC 11 1 32 PM '87

IDENTIFICATION REFERENCE

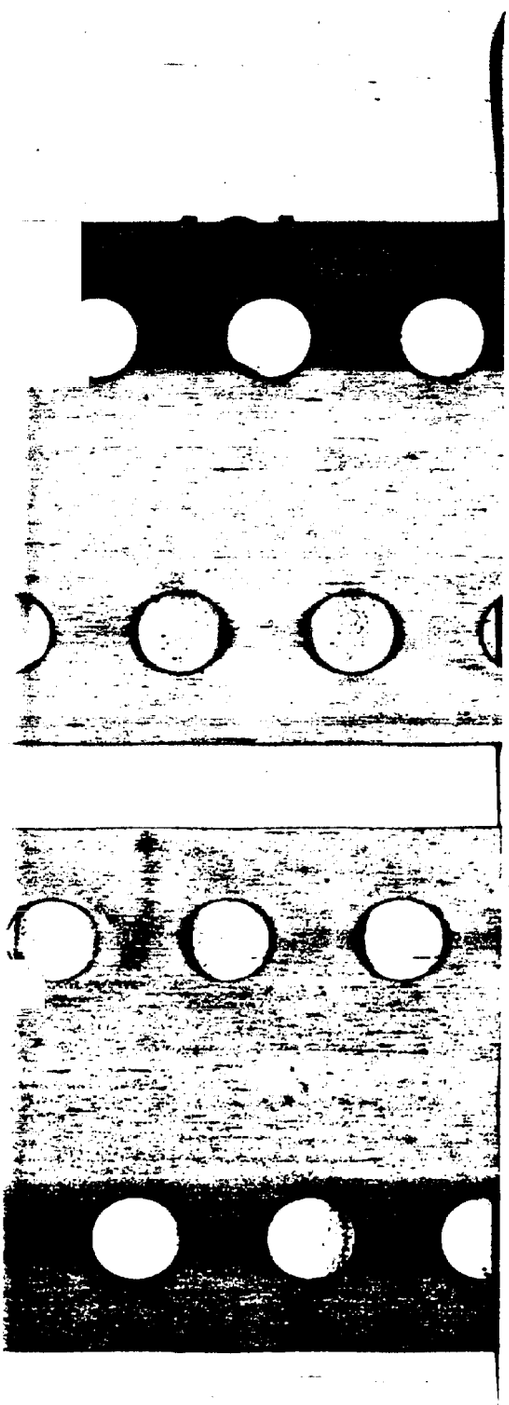
21869

WARRANTY DEED

from:
William Frank Perritt and wife,
Clara H. Perritt

to:
J. Randall Hillin, Jr. and wife,
Jeanni R. Hillin

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



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7424 PAGE 234

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
			2000.00-	CAMT.
	VD		2000.00	CAMT.
			12000.00-	CAMT.
			33.60	CSTAX
			.50	PRFEE
			6.00	WDEED
			CHECK	40.10-
			1193A12/11/87 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8981.2

IDENTIFICATION REFERENCE

DEC 11 1 32 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 44188