THIS INSTRUMENT PREPARED BY:
ALAN WISE, ATTY
211 Third Ave. North
Nashville, TN 37219

Mail

BOOK 7435 PAGE 772

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Clifford Cleo Copeland (NAME)	SAME (NAME)	MAP 83-9
1519 Woodland Street (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par 376
Nashville, TN 37206 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	FB 23W -06994

FOR AND IN CONSIDERATION of the sum of Ten Dollars, Cash in Hand Paid By the Hereinafter named Grantee(s), and other Good and Valuable Consideration, Dollars, the receipt of which is hereby acknowledged,

93456

IDENTIFICATION REFERENCE

DEC 28 1 00 PM '87

REGISTER'S OFFICE DAVIDSON COUNTY, TN

RICKY MASON, UNMARRIED,

have this day bargained and sold, and do hereby transfer and convey unto the said in fee simple CLIFFORD CLEO COPELAND, UNMARRIED

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being part of Lot No. 20 and part of lot No. 21, on the Plan of the A.V.S. Lindsley 29 acre tract, of record in Plat Book 57, Page 66, Register's Office for Davidson County, Tennessee.

BEING the West 44 feet of Lot No. 21 and the East 3 feet of Lot No. 20 fronting together 47.0 feet on the North side of Woodland Street and running back northwardly between parallel lines 150.0 feet to an alley.

BEING the same property conveyed to Ricky Mason, unmarried, by Warranty Deed recorded in Book 6705, Page 663, Register's Office for Davidson County, Tennessee.

IT IS understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantee, as evidenced by his signature affixed hereto, to assume and pay the balance of $40,921.00 of a Promissory Note secured by a first mortgage Deed of Trust of Record in Book 6705, Page 666, Register's Office for Davidson County, Tennessee, in favor of Homeland Mortgage Corporation, and which said Deed of Trust has been assigned to FLEET MORTGAGE CORPORATION, by instrument of record in Book 6705, Page 671, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE is subject to any and all restrictions, restrictive covenants and existing easements of record.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 40,921.00

Subscribed and sworn to before me this the 24th day of December 19 87

Affiant

My commission expires: 13 July 1991 (Affix Seal)

Notary Public

unimproved ( )
This is improved (X) property, known as 1519 Woodland Street, Nashville, Tennessee 37206 (House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors) heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unincumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

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.

Witness our hands this 24th day of December, 19 87, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Ricky Mason
RICKY MASON, UNMARRIED (GRANTOR)

Clifford Cleo Copeland
CLIFFORD CLEO COPELAND (GRANTEE)

Maximum Principal Indebtedness for Tennessee Recording Tax

BOOK 7435 PAGE 773

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me the undersigned, *a Notary Public in and for said County and State* Ricky Mason and Clifford Cleo Copeland

3376 12/28 0101 01CASH 121.02

*the within named bargainor*s, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that* they *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, *this* 24th *day of* December, *19* 87.

Notary Public

Commission expires 13 JULY 1991

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *a Notary Public 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* _____ *of the* _____, *the within named bargainor, a corporation, and that* _____*he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____*self as* _____.

Witness my hand and seal, at office in _____, *this* _____ *day of* _____, *19*____.

_____ *Notary Public*

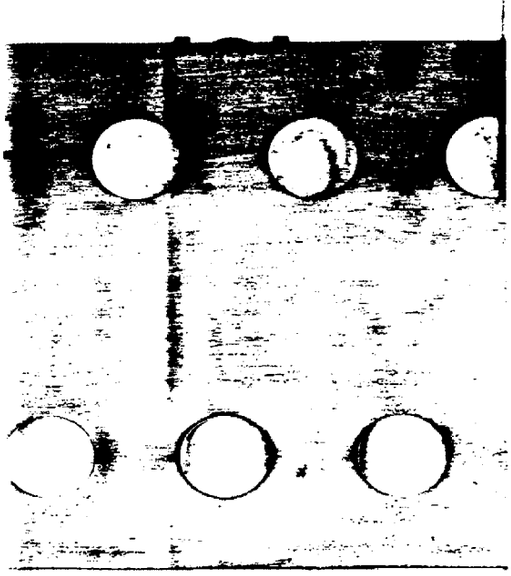
Commission expires _____

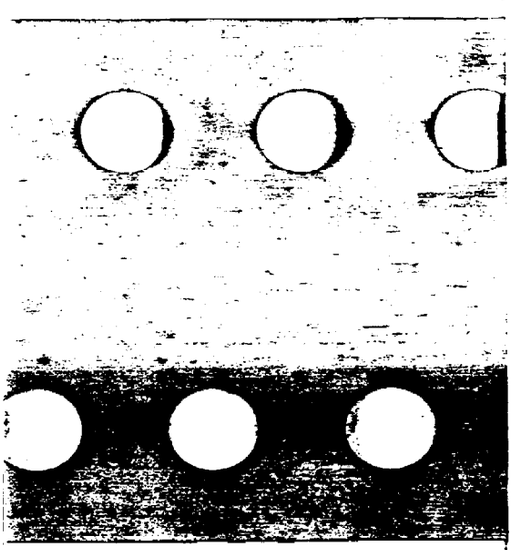
WARRANTY DEED

FROM
RICKY MASON, UNMARRIED

TO
CLIFFORD CLEO COPELAND, UNMARRIED

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7435 PAGE 774

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

CAMT	40921.00
CON TX	114.52
PRFEE	0.50
WDEED	6.00
TOTAL	121.02
CASH	121.02

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

12/28/87 01 13:09 0001 3376

9 3 4 5 6

IDENTIFICATION REFERENCE

DEC 28 1 08 PM '87

FELIX Z. WILSON, II
REGISTER
DAVIDSON COUNTY, TN

No. 48466