FILE BOX 38 FILE #6549

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
229 Ward Circle, Suite C-11
Brentwood, Tennessee

BOOK 7459 PAGE 857

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
JOHN H. McMEEN	NEW OWNER	MAP 146-5
(NAME)	(NAME)	
306 Watercress Drive		PARCEL 24
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Franklin, Tennessee 37064		FB #OH 25071
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, ROBERT L. ALLEN

2915 02/01 0101 03CHECK 279.50

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOHN H. McMEEN and wife, JANET L. McMEEN

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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. 26 on the Plan of Treemont, as of record in Plat Book 6250, page 895, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Robert L. Allen by deed from Treemont Development Corporation of record in Book 6843, page 233, said Register's Office.

This conveyance is made subject to: (1) 1988 Taxes, which have been prorated and assumed by the Grantee(s); (2) Restrictive Covenants of record in Book 1066, page 274; (3) Declaration of Restrictive Covenants of record in Book 6833, page 594, and Book 6833, page 601; (4) By-Laws of record in Book 6833, page 620; (5) Charter of Incorporation of record in Book 6833, page 617; and (6) All matters appearing on the Plan of record in Plat Book 6250, page 895, said Register's Office.

Sarah Annette Allen, spouse of Robert L. Allen, joins in the execution of this instrument for the purpose of conveying any interest she may have in the subject property by virtue of her marriage to the said Robert L. Allen.

FEB 1 10 29 AM '88
DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE

0 1 5 8 6.

unimproved ( )
This is improved (X) property, known as Lot 26, Treemont, Nashville, Tennessee

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, heirs and assigns, forever, and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 28th day of January, 1988

Robert L. Allen
ROBERT L. ALLEN

Sarah Annette Allen
SARAH ANNETTE ALLEN

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

BOOK 7459 PAGE 858

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Robert L. Allen and wife, Sarah Annette Allen

with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand at office, this 28th day of January, 1988.

My commission expires 1/10/89 Notary Public

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 97,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF January, 1988

MY COMMISSION EXPIRES: 1/10/89 (AFFIX SEAL) Notary Public

WARRANTY DEED

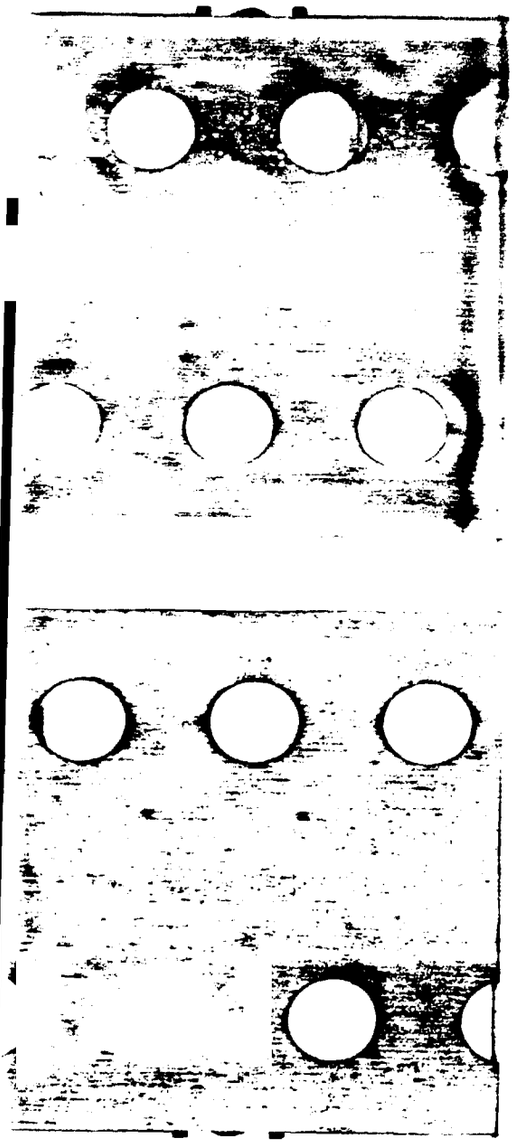
FROM ROBERT L. ALLEN

TO JOHN H. McMEEN and wife, JANET L. McMEEN

PLEASE RETURN TO: FILE BOX 38
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926

OFFICIAL RECEIPT

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



RECEIVED OF _____

FOR _____

BOOK 7459 PAGE 859

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 97500.00
CON TX 273.00
PRFEE 0.50
WDEED 6.00
TOTAL 279.50
CHECK 279.50

02/01/88 01 10:38 0001 2915

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0 1 5 8 6.

IDENTIFICATION REFERENCE

FEB 1 10 29 AM '88

DAVIDSON COUNTY, TN

No. 57799