BOOK 7527 PAGE 735

Box 44

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $118,000.

Richard D. Mason
Affiant

Subscribed and sworn to before me, this 22nd day of Apr., 1988.

Carolyn H. Proctor
Notary Public

My Commission expires: 5-10-92

This instrument prepared by:
Gullett, Sanford, Robinson & Martin
230 Fourth Avenue North
Nashville, TN 37219

Address new owner as follows:	Send Tax Bills to:	Map-Parcel Numbers
Mr. Richard D. Mason 3413 Hopkins Lane Nashville, TN 37215	SAME	117-7-104 16DA 02095

8804 04/27 0101 03CHECK 336.90

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, Marie Baird McCaffrey, unmarried, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Richard D. and Donna G. Mason, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

> Land in Davidson County, Tennessee, being the southerly one-half of Lot No. 149 on the Map of the north part of Noel's Subdivision of Watkins Grove, as of record in Book 547, page 156, Register's Office for said County.
>
> Said part of said Lot No. 149 fronts 100 feet on the westerly side of Hopkins Street and runs back between parallel lines, 200 feet to a dead line.
>
> Being the same property conveyed to Charles L. McCaffrey and wife, Marie Baird McCaffrey, by deed from Amelia H. Patterson, a widow, of record in Book 1763, page 399, Register's Office for Davidson County, Tennessee. The said Charles L. McCaffrey having since died.

This conveyance is made subject to:

1. 1988 taxes, which have been prorated and assumed by Grantees.

2. Restrictive covenants contained in instrument of record in Book 4096, page 749, Register's Office for said County.

3. An easement for Sanitary Sewers and/or Storm drainage granted to Metropolitan Government of Nashville and Davidson County, Tennessee, of record in Book 4096, page 749, Register's Office for said County.

This is improved property, known as 3413 Hopkins Lane, Nashville, Tennessee 37215.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their heirs and assigns, forever; and I do covenant with the said Grantees that I am 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 I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Grantees, theirs 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.

WITNESS my hand this 22 day of April, 1988.

Marie Baird McCaffrey
Marie Baird McCaffrey

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Marie Baird McCaffrey, unmarried, 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, at office, this 22nd day of Apr. 1988.

Carolyn H. Proctor
Notary Public

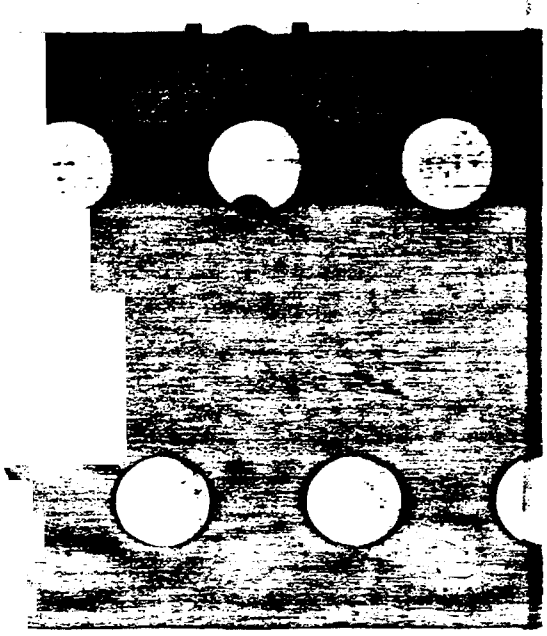
My Commission Expires: 3-11-90

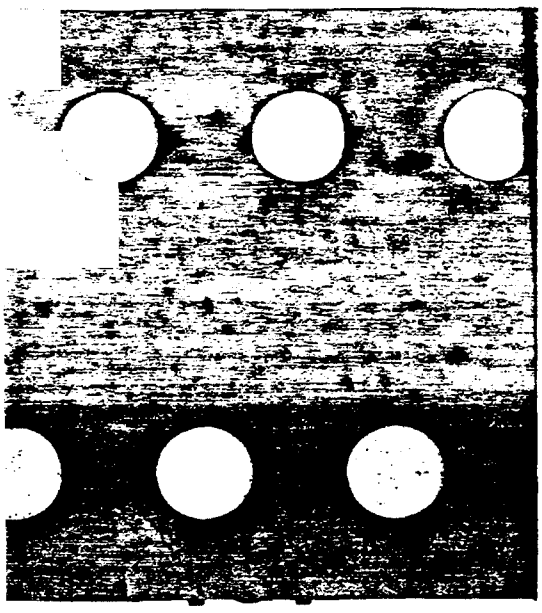
25043

IDENTIFICATION REFERENCE

APR 27 2 47 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7527 PAGE 737

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
118000.00
CON TX 330.40
PRFEE 0.50
WDEED 6.00
TOTAL 336.90
CHECK 336.90
04/27/88 01 14:48 0001 8884

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

25043

IDENTIFICATION REFERENCE

APR 27 2 47 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 84960