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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 130,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF June, 19 88

Notary Public

MY COMMISSION EXPIRES: 10-4-88

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Ronald G. Turner, 2021 Richard Jones Rd., Ste 350, Nashville, TN 37215
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES	MAP-PARCEL NUMBERS
Walter J. Spear and		117-12; 121
(NAME) Shirley J. Spear	(NAME) Same	
5548 Trousdale (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Brentwood, TN 37027 (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, WE, William E. Boyd, Jr., Helen Marie Pouliot and Betty Jean Clary, devisees under the Last Will and Testament of Anne Lou Boyd, deceased

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Walter J. Spear and wife, Shirley J. Spear

HEREINAFTER CALLED THE GRANTEES, THEIR 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. 1, Block "C" on the Plan of Clairmont Subdivision, as of record in Plat Book 974, Page 8, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Anne Lou Roberts by deed from Fannie Lee Noel Turner and Marguerite Noel Bandy of record in Book 1116, Page 291, said Register's Office. By instrument of record in Book 4196, Page 761, the said Anne Lou Roberts, being one and the same as Annie Lou Roberts Boyd created a tenants by the entirety in herself and husband, William E. Boyd, Sr. The said Anne Lou Roberts Boyd having since died, being predeceased by William E. Boyd, Sr.

38392

IDENTIFICATION REFERENCE

JUN 9 3 08 PM '88

FELIX Z. WILSON TR. REGISTER DAVIDSON COUNTY, TN

unimproved ( ) This is improved (X) property, known as 3508 Belmont Boulevard, Nashville, Tennessee 37215
(House Number) (Street) (P O Address) (City or Town) (Postal Zip)

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 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 and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their 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 our hands this 9th day of June, 1988

William E. Boyd Jr. — WILLIAM E. BOYD, JR.

Helen Marie Pouliot — HELEN MARIE POULIOT

Betty Jean Clary — BETTY JEAN CLARY

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, Ronald G. Turner, a Notary Public in and for said County and State, the within named William E. Boyd, Jr., Helen Marie Pouliot and Betty Jean Clary

the 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, Tennessee, this 9th day of June, 19 88.

Ronald G. Turner Notary Public

Commission Expires 10-9-91

NOTARY PUBLIC STATE AT LARGE TENNESSEE

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for 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 himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

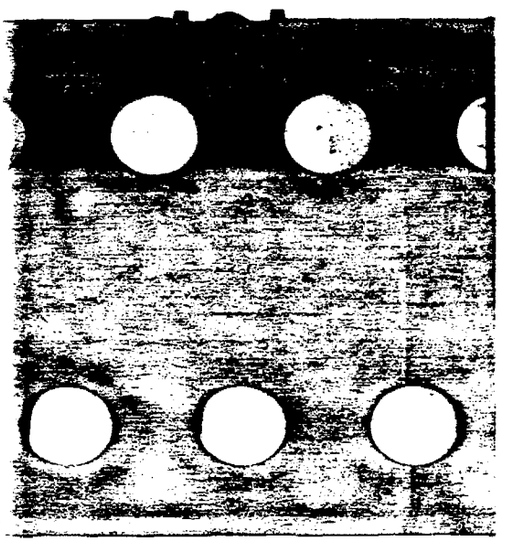
FROM

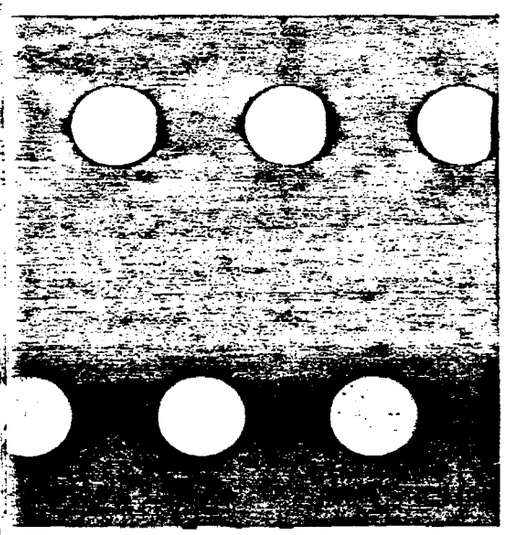
TO

ATTORNEYS TITLE™ A Minnesota Title Company

SUITE 175 — 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101

370-50 3572 06/09 0101 03CHECK





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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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

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

38392

IDENTIFICATION REFERENCE

JUN 9 3 08 PM '88

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

CAMT	130000.00
CON TX	364.00
PRFEE	0.50
WDEED	6.00
TOTAL	370.50
CHECK	370.50

06/09/88 01 15:09 0001 3572

No. 100432