file box 8/jcb

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

ADDRESS NEW OWNER:
Robert A. Neal
420-A Lynwood Boulevard
Nashville, TN 37205

MORTGAGEE:
SAME

MAP-PARCEL NUMBERS:
MAP 116-15
PARCEL 91
BM-01160

WARRANTY DEED BOOK 7590 PAGE 930

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, Glenn B. Rogers and wife, Marianne Hall Rogers hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Robert A. Neal and wife, Patricia T. Neal 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 the northerly 100 feet of the southerly 150 feet of Lot No. 101 on the plan of Royal Oaks Land Company's Subdivision of the Baker Tract, of record in Book 421, pages 102 and 103, Register's Office for said County.

SAID part of Lot No. 101 fronts 100 feet on the easterly margin of Lynwood Boulevard and extends back 397.5 feet, more or less, on the northerly line and 392.5 feet, more or less, on the southerly line to a dead line in the rear, measuring 100.00 feet thereon.

BEING the same property conveyed to Glenn B. Rogers by deed from Annie M. Scruggs, surviving widow of E. C. Scruggs, Jr., of record in Book 6593, page 376, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all matters shown on the herein referenced plan of record in said Register's Office.

46384

IDENTIFICATION REFERENCE

JUL 5 2 12 PM '88

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN

This is (un)improved property, known as 420-A Lynwood Boulevard, Nashville, TN 37205.

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 1st day of July, 19 88.

Marianne Hall Rogers
Marianne Hall Rogers

Glenn B. Rogers
Glenn B. Rogers

STATE OF TENNESSEE
COUNTY OF Davidson

On this 1st day of July, 19 88, before me personally appeared Glenn B. Rogers and Marianne Hall Rogers, 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 he/she/they executed the same as their free act and deed.

My Commission Expires: 10-24-88

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 $ 530,000.00.

_____
Affiant

Subscribed and sworn to before me, this the 1st day of July, 1988.

My Commission Expires: 10-24-88

_____
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

WARRANTY DEED

from:
Glenn B. Rogers and wife,
Marianne Hall Rogers

to:
Robert A. Neal and wife, Patricia T. Neal

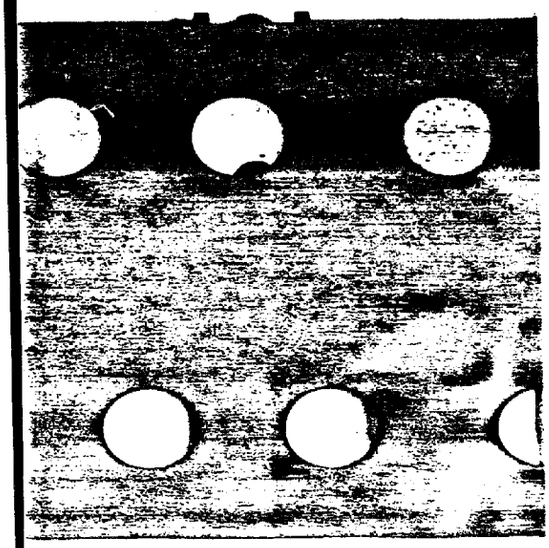
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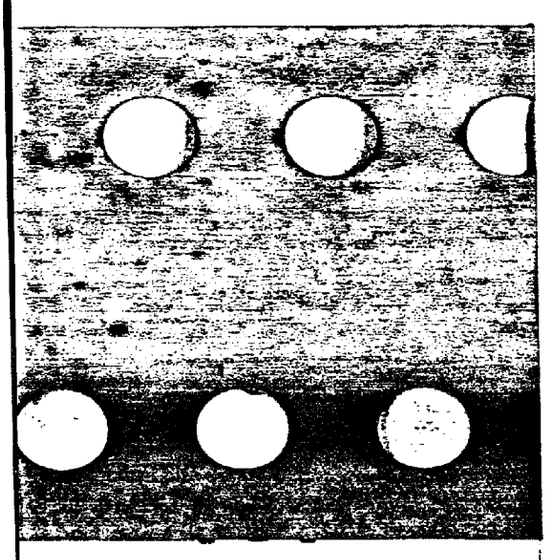
PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2405 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN-27645

OFFICIAL RECEIPT

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





RECEIVED OF _____

FOR _____

BOOK 7590 PAGE 932

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MG - 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
530000.00
CON TX 1749.00
~~PRFEE 0.50~~
WDEED 6.00
TOTAL 1755.50
CHECK 1755.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

07/05/88 01 14:13 0001 3699

46384

IDENTIFICATION REFERENCE

JUL 5 2 12 PM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 109569