Box 14

4997
250029-4

BOOK 7601 PAGE 993

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $141,000.00

David L. McQuiddy
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 14th DAY OF July 19 88

Notary Public

MY COMMISSION EXPIRES: 3/3/92

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Denney, Lackey & Chernau, P. O. Box 3429, Nashville, Tennessee 37219-0429
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David L. McQuiddy, III	Fidelity Federal Savings & Loan	129-08-122
(NAME)	(NAME)	
105 Brookfield Avenue	401 Union Street	07DZ-32380
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37205	Nashville, Tennessee 37219	
(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, Peggy O. Kirkpatrick Maguire and husband, Lawrence Maguire

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David L. McQuiddy, III, unmarried

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. 20 of Block "D" on the second revised plan of Highlands of Belle Meade No. 2 of record in Book 1130, page 62 & 63, Register's Office for Davidson County, Tennessee.

Said Lot No. 20 fronts 103.19 feet on the southerly side of Brookfield Avenue and fronts 162.96 feet on the westerly side of State Highway No. 100. Said frontages are joined by a curve with a radius of 22.04 feet and runs back 174.12 feet on the westerly lot line and 158.5 feet on the southerly lot line to a point of intersection.

Being the same property conveyed to Peggy O. Kirkpatrick by deed from Donald James Wareham and wife, Alice L. Wareham as of record in Book 5257, page 452, said Register's Office. The said Peggy O. Kirkpatrick having since married is now Peggy O. Kirkpatrick Maguire.

5011.4

IDENTIFICATION REFERENCE

JUL 18 3 00 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

8053 07/18 0101 03CHECK 471.80

This is {unimproved (X) / improved ( )} property, known as 105 Brookfield Avenue, Nashville, Tennessee 37205
(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 their hand s this 14th day of July, 19 88

Peggy O Kirkpatrick Mcguire
Peggy O. Kirkpatrick Maguire

Lawrence Maguire
Lawrence Maguire

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Peggy O. Kirkpatrick Maguire and husband, Lawrence Maguire

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 14th day of July, 1988.

Commission Expires 3/3/92

Notary Public

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___.

Commission Expires _____ Notary Public

WARRANTY DEED

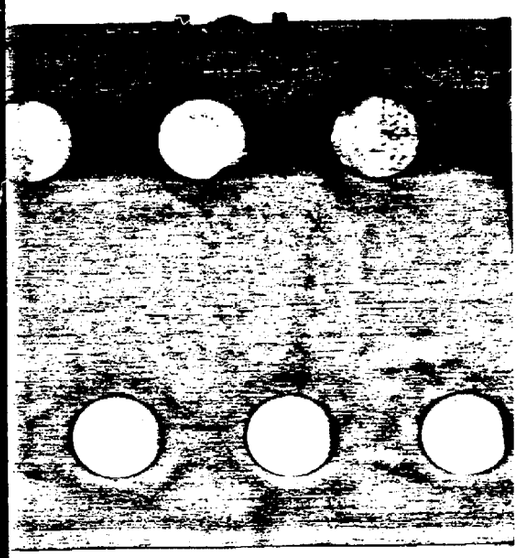
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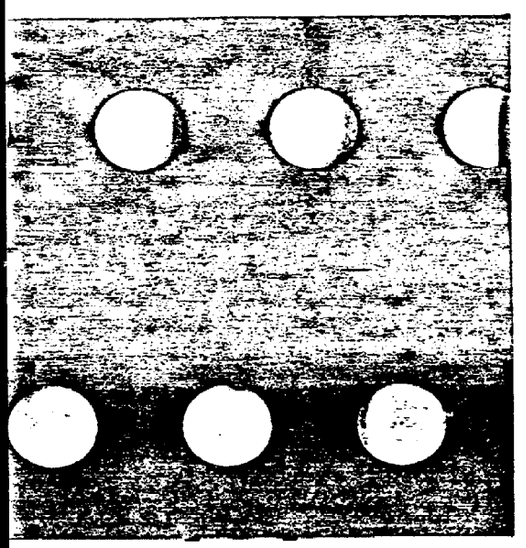
Peggy O. Kirkpatrick Maguire and husband, Lawrence Maguire

TO

David L. McQuiddy, III, unmarried

Attorneys Title Company
Title Guaranteed
NASHVILLE, TENN.





OFFICIAL RECEIPT

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

RECEIVED OF _____ BOOK 7601 PAGE 995

FOR _____

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 141000.00
CON TX 465.30
PRFEE 0.50
WDEED 6.00
TOTAL 471.80
CHECK 471.80

07/18/88 01 15:02 0001 8053

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

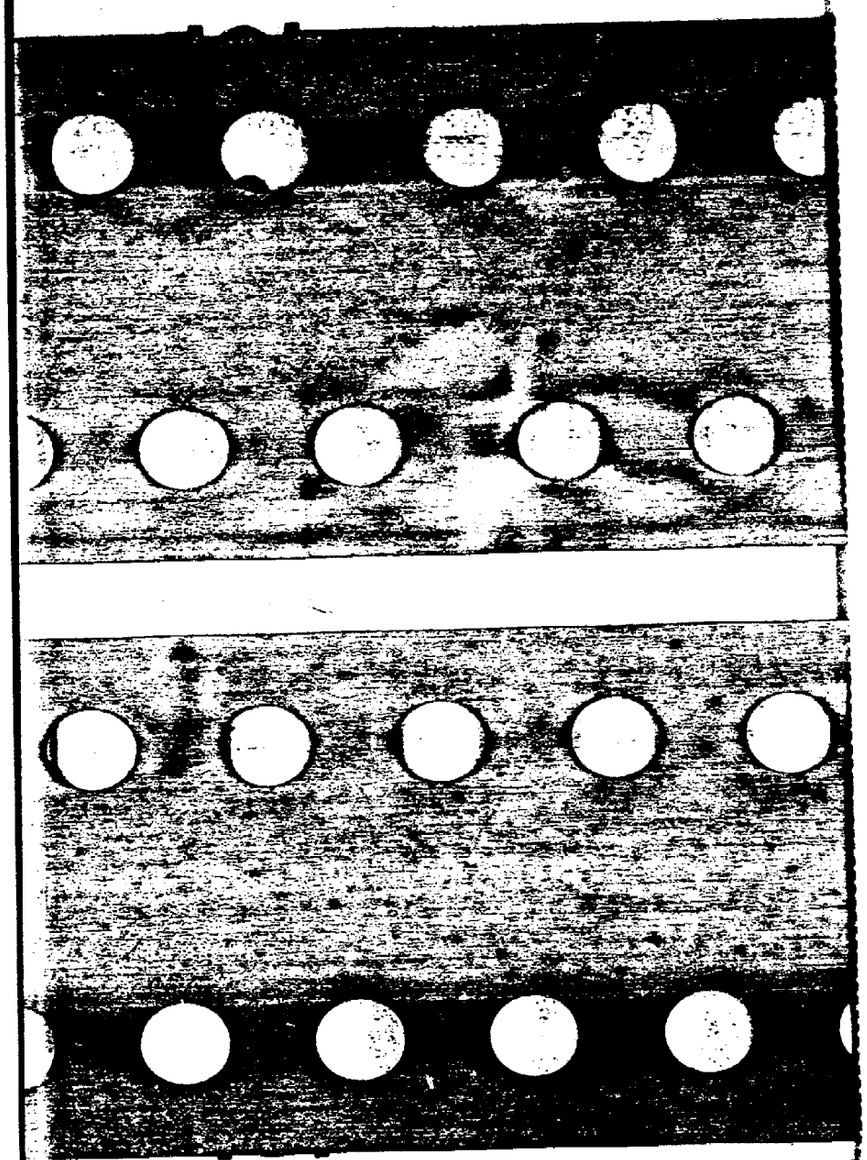
5011.4

IDENTIFI REFERENCE

JUL 18 3 00 PM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY TN

No. 113869



7-18-88

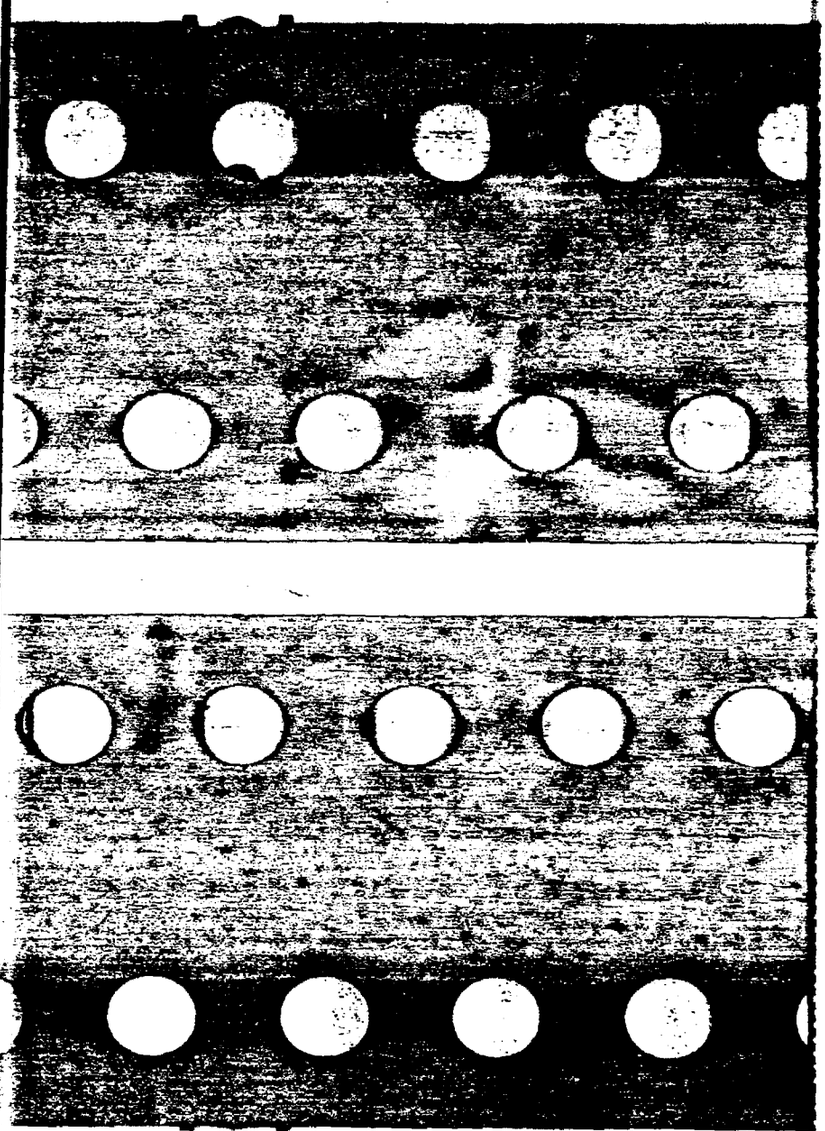
BOOK 7601 PAGE 996

BOOK 7601 PAGE 997

BOOK 7601 PAGE 998

BOOK 7601 PAGE 999

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7-18-88

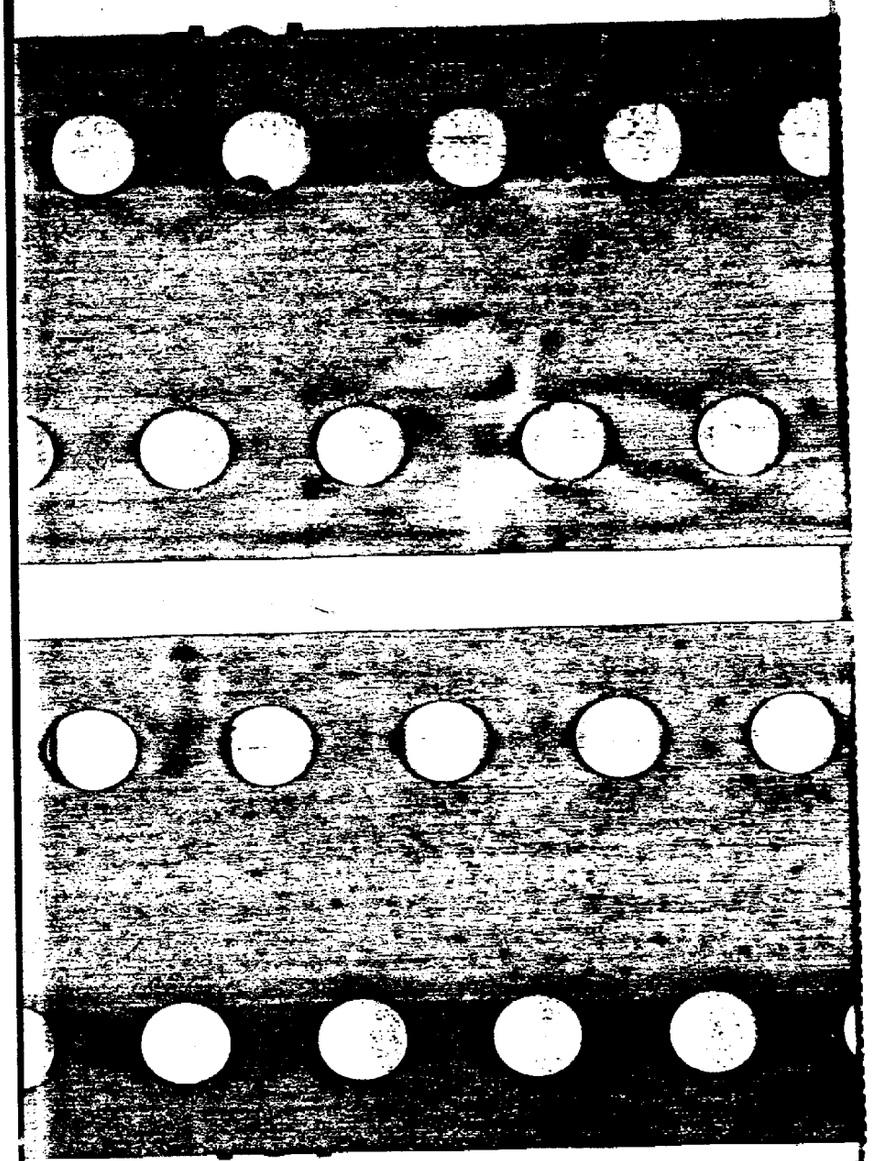
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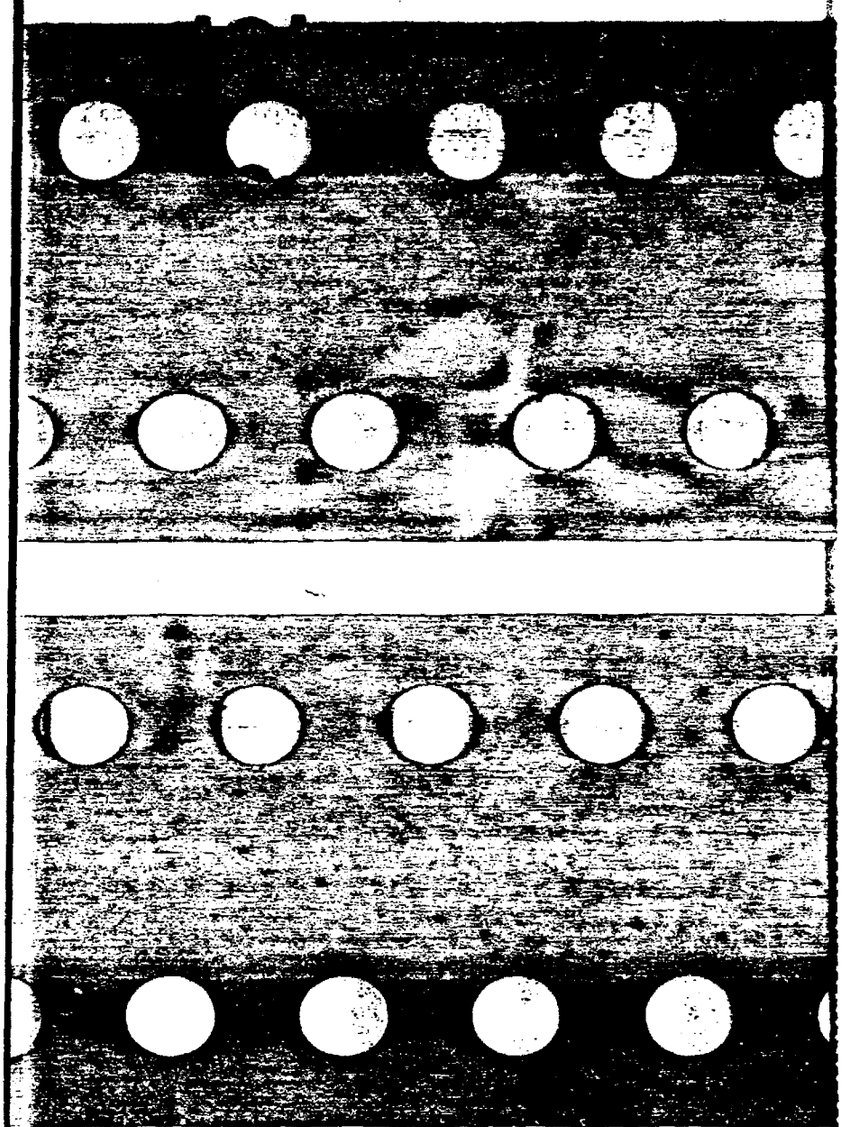
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