BOOK 7608 PAGE 435

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 74,000

X _____ Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22 DAY OF July, 19 88.

_____ Notary Public

MY COMMISSION EXPIRES: 5-13-89

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Martin Sir, attorney, 808 Broadway, Nashville, TN 37203
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES	MAP-PARCEL NUMBERS
Mr. and Mrs. Paul Cleckner (NAME)	Bright Mortgate Company (NAME)	149-4
276 Sailboat Drive (STREET ADDRESS OR ROUTE NUMBER)	2355 Stemmons Freeway (STREET ADDRESS)	128.00
Nashville TN 37217 (CITY) (STATE) (P.O. ZIP)	Dallas, Texas 75207 (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, Gary T. Moncier and wife, Jean Bailey Moncier

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Paul W. Cleckner and wife, Beverly J. Cleckner

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:

Being Lot No. 314 on the Plan of Edge-O-Lake Estates, Section 7, as of record in Book 3700, page 79, Register's Office for Davidson County, Tennessee.

SAID Lot No. 314 fronts 80.0 feet on the southerly side of Sailboat Drive and runs back between lines 150.0 feet on the easterly side and 110 feet on the westerly side to a broken line in the rear on which it measures 100 feet.

BEING the same property conveyed to Gary T. Moncier and wife, Jean Bailey Moncier by deed from Charles A. Phippsand wife, Priscilla Phipps, of record in Book 6418, page 198, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 1988 and subsequent years, easements and restrictive coveneants of record and Deed of Trust for the benefit of Dobson and Johnson, Inc., of record in Book 5177, page 872, said Register's Office, which the Grantee's herein agree to assume and pay.

Except for a certain mortgage to Kentucky Mortgage Co., recorded in Book 5177, page 872, of the mortgage records for Davidson County, Tennessee, the unpaid balance of which the Grantees hereby jointly and severally assume and agree to pay as part of the consideration herein.

0660 07/25 0101 03CHECK 250.70

5-2369

IDENTIFICATION REFERENCE

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN

Jul 25 11 06 AM '88

RECEIVED

unimproved ( ) This is improved ( ) property, known as 276 Sailboat Drive Nashville, Tennessee 37217
(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 22 day of July, 19 88

Gary T. Moncier

Jean Bailey Moncier

BOOK 7608 PAGE 436

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Martin Stephen Sir, a Notary Public in and for said County and State, the within named Gary T. Moncier and Jean Bailey Moncier

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 22 day of July, 1988.

Martin Stephen Sir
Notary Public

Commission Expires October 26, 1988

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

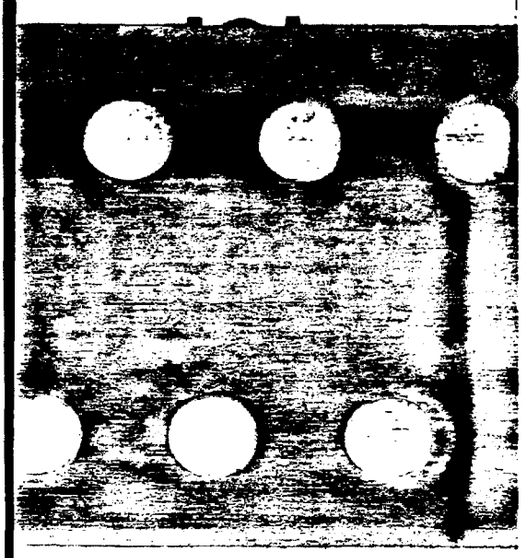
Commission Expires _____

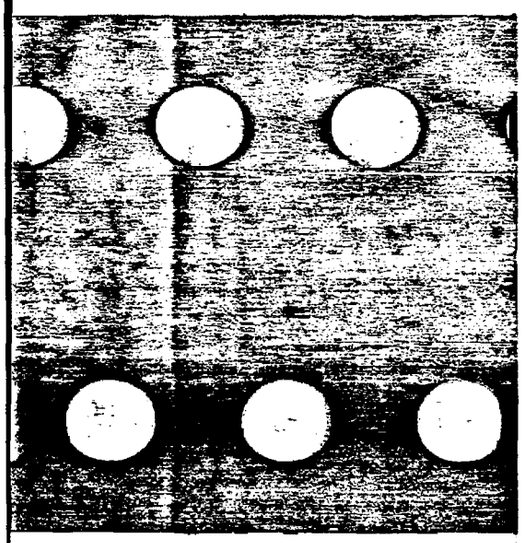
WARRANTY DEED

FROM
Gary T. Moncier and wife, Jean Bailey Moncier

TO
Paul W. Cleckner and wife, Beverly J. Cleckner

ATTORNEYS TITLE™ A Minnesota Title Company
SUITE 175 — 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7608 PAGE 437

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 74000.00
				CON TX 244.20
				PRFEE 0.50
				WDEED 6.00
				TOTAL 250.70
				CHECK 250.70
07/25/88	01			11:07 0001 0660

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5 2 3 6 9

IDENTIFICATION REFERENCE

JUL 25 11 06 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN

No. 116430