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:
Ronald D. O'Nan
1234 Mary Helen Drive
Nashville, TN 37220

MORTGAGEE:
SAME

MAP-PARCEL NUMBERS:
MAP 145-10
PARCEL 79
FH-25696

BOOK 7629 PAGE 330

WARRANTY DEED

8112 08/17 0101 03CHECK 947.00

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, Thomas Hoyte Heard and wife, Ann H. Heard hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Ronald D. O'Nan and wife, Bette Jeanine O'Nan 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 Lot no. 13 on the plan of Section 2, Brigid Ann Heights, of record in Book 4660, Page 149, Register's Office for said County.

SAID Lot no. 13 fronts 370.97 feet on the northerly margin of Mary Helen Drive and extends back 256.50 feet on the easterly line which is a broken line and 261.05 feet on the westerly line to a dead line in the rear, measuring 207.45 feet thereon.

BEING the same property conveyed to Thomas Hoyte Heard and wife, Ann H. Heard, by deed from Frank E. Proctor, Jr. and wife, Julia S. Proctor, of record in Book 6042, Page 886, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 4894, page 456, said Register's Office, and to the matters set forth in the above referenced plan of record.

AUG 17 2 11 PM '88
DAVIDSON COUNTY, TN.
REGISTER'S OFFICE
IDENTIFICATION REFERENCE
5962.0

This is ~~an~~ improved property, known as 1234 Mary Helen Drive, Nashville, TN 37220.

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 17th day of August, 19 88.

Ann H. Heard

Thomas Hoyte Heard

STATE OF TENNESSEE
COUNTY OF Davidson

On this 17th day of August, 19 88, before me personally appeared Thomas Hoyte Heard and wife, Ann H. Heard, 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 executed the same as their free act and deed.

My Commission Expires: Oct 9, 1991

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

BOOK 7629 PAGE 331

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 285,000.00.

Ronald D. O'Nan
Affiant

Subscribed and sworn to before me, this the 17th day of August, 1988.

My Commission Expires: Oct 9, 1991

Christy Wilkins Ivey
Notary Public

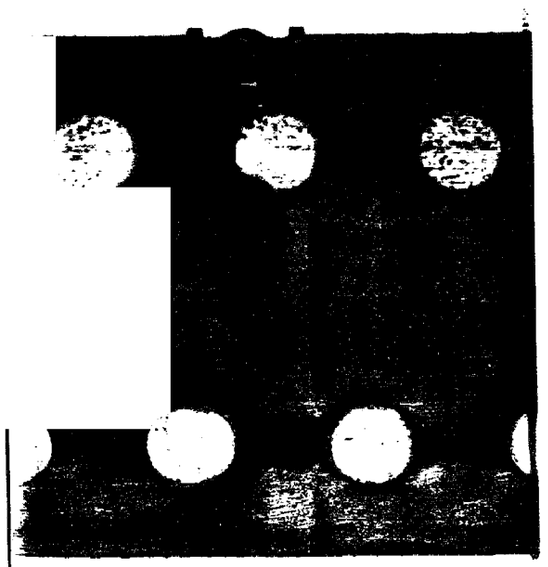
WARRANTY DEED

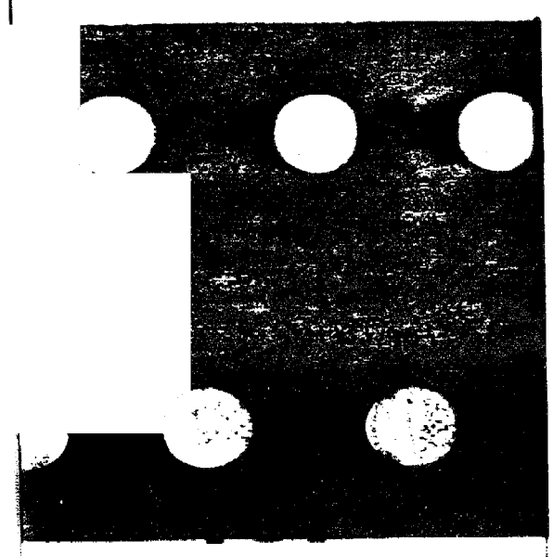
from:
Thomas Hoyte Heard and wife, Ann H. Heard

to:
Ronald D. O'Nan and wife, Bette Jeanine O'Nan

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

TN-27792





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7629 PAGE 332

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 285000.00
CON TX 940.50
PRFEE 0.50
WDEED 6.00
TOTAL 947.00
CHECK 947.00

08/17/88 01 14:11 0001 8112

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

59628

IDENTIFI REFERENCE

Aug 17 2 11 PM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY TN

No. 124656