file box 8/jcb

THIS INSTRUMENT PREPARED BY: **WILKINS & IVEY**, Attorneys
2405 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:
Robert J. Andrews
822 Brentview Drive
Nashville, TN 37220

MORTGAGEE:
SAME

MAP-PARCEL NUMBERS:
146-10
004
OH 12808

WARRANTY DEED

BOOK 7642 PAGE 14

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, Janie L. Edwards, unmarried hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Robert J. Andrews and wife, Elizabeth F. Andrews 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. 14 on the plan of Fieldcrest Estates, of record in Book 2331, Page 124, Register's Office for said County.

SAID Lot No. 14 fronts 195.9 feet on the broken northerly margin of Brentview Drive and extends back 357.4 feet on the easterly line and 339.5 feet on the westerly line to a dead line in the rear, measuring 167.8 feet thereon.

BEING the same property conveyed to H. T. Edwards and wife, Janie Lee Edwards, by deed from Woodhaven Homes, Incorporated, of record in Book 2590, Page 467, said Register's Office. H. T. Edwards and Janie Lee Edwards have since been divorced by Final Decree of the Third Circuit Court for Davidson County, Tennessee, Docket No. 72095, and of record in Book 4887, Page 162, Register's Office for said County. Said Final Decree divests title to subject property out of H. T. Edwards and vests title solely in Janie Lee Edwards.

The property herein conveyed is subject to restrictive covenants of record in Book 2542, page 219, said Register's Office, and to the matters set forth in the above referenced plan of record.

This is ~~(un)~~improved property, known as 822 Brentview 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 30th day of August, 19 88.

Janie L. Edwards
Janie L. Edwards

STATE OF TENNESSEE
COUNTY OF Davidson

On this 30th day of August, 19 88, before me personally appeared ~~Janie L.~~ Edwards, unmarried, 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 her free act and deed.

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: Oct 9, 1991

Notary Public

STATE OF TENNESSEE
COUNTY OF _____

BOOK 7642 PAGE 15

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 $ 157,500.00.

Robert J. Parker
Affiant

Subscribed and sworn to before me, this the 31st day of August, 1988.

My Commission Expires: Oct 9, 1991

Christy Wilkins Ivey
Notary Public

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE STATE OF TN

FEE / WISC. REGISTER
DAVIDSON COUNTY, TN

SEP 1 12 37 PM '88

TRUSTEE'S REFERENCE

09969

WARRANTY DEED

from:
Janie L. Edwards, unmarried

to:
Robert J. Andrews and wife,
Elizabeth F. Andrews

RECORDING FEE 529.25

WILKINS & IVEY
Attorneys at Law
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P.O. Box 150157
Nashville, Tennessee 37215-0157

TN-27843