Box 41

BOOK 7653 PAGE 650

WARRANTY DEED

FROM:	John R. Sayles and wife Clair B. Sayles, Grantors	This instrument was prepared by: Robert N. Buchanan III Farris, Warfield & Kanaday Seventeenth Floor
TO:	Robert W. Eggers and wife Julia K. Eggers, Grantees	Third National Bank Building Nashville, Tennessee 37219

Address New Owner(s) as Follows:	Name and Address of the Person or Entity Responsible for the Payment of Real Property Taxes	Map-Parcel Numbers
2441 Pennington Bend Nashville Tn 37214		Map 73-7 Parcel 19
		Field Book Numbers
	Same	03DZ 49334

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is Sixty Nine Thousand Five Hundred Dollars ($69,500).

Julia K. Eggers
Affiant

SUBSCRIBED AND SWORN TO before me, this the 15th day of September, 1988.

Tamara W. Fogarty
Notary Public

My Commission Expires: 10-9-91

FOR AND IN CONSIDERATION OF the sum of Ten Dollars ($10) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, John R. Sayles and wife Clair B. Sayles, Grantors, have bargained and sold, and by these presents do transfer and convey unto the said Robert W. Eggers and wife Julia K. Eggers, Grantees, their heirs, successors, and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

> Lot 302 on the Plan of Sunset View, Section Six, of record in Book 2900, pages 54 and 55, Register's Office for Davidson County, Tennessee.
>
> Said Lot 302 fronts 100 feet on the northerly side of Kimberly Road and extends back between lines 215 on the easterly line and 234.3 feet on the westerly line to a dead line in the rear measuring 102.2 feet thereon.

Being the same property conveyed to Grantors by deed from Donald M. Liles of record in Book 5661, page 346, said Register's Office.

This is improved property, known as 2824 Kimberly Road, Nashville, Tennessee 37214.

This conveyance is expressly made subject to the following:

1. The lien for 1988 taxes which have been prorated and will be paid by Grantees.

2. Restrictive covenants of record in Book 2995, page 413, said Register's Office.

3. All easements, conditions and other matters shown on the Plan of Record recorded in Book 2900, pages 54 and 55, said Register's Office.

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, successors, and assigns, forever.

And Grantors do covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered and unrestricted except as to those matters set forth above to which this conveyance is expressly made subject.

And Grantors do further covenant and bind Grantors, their heirs, successors, and assigns, to warrant and forever defend the title to the said land to the said Grantees, their heirs, successors, and assigns against the lawful claims of all persons whomsoever except as to those matters set forth above to which this conveyance is expressly made subject.

Witness Grantors hands this 15TH day of September, 1988.

JOHN R. SAYLES

CLAIR B. SAYLES

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Tamara W Fogarty, a Notary Public of said County and State, JOHN R. SAYLES, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at Office, this 15th day of September, 1988.

Tamara W. Fogarty
Notary Public

My Commission Expires: 10-9-91

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Tamara W. Fogarty, a Notary Public of said County and State, CLAIR B. SAYLES, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at Office, this 15th day of September, 1988.

Tamara W. Fogarty
Notary Public

My Commission Expires: 10-9-91

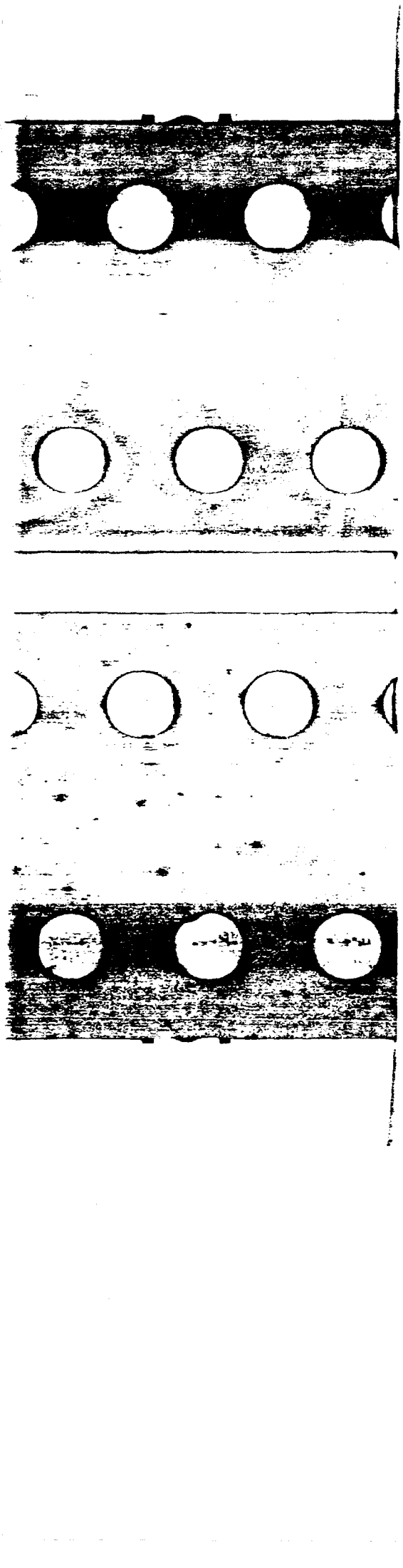
6 7 9 6 3

IDENTIFICATION

SEP 15 4 05 PM '88

5081R/9-14-88

7534 09/15 0101 03CHECK 238.85



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7653 PAGE 653

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	69500.00
CON TX	229.35
PRFEE	0.50
WDEED	9.00
TOTAL	238.85
CHECK	238.85

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 09/15/88 01 15:07 0001 7534

67963

IDENTIFICATION REFERENCE

SEP 15 4 05 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN

No. 134548