File 21
6608 02/13 0101 03CHECK 1415.93
PREPARED BY:

Hunter Short, Attorney
323 Union Street
Nashville, TN 37201
615/255-7496

Rec'd
FEB 13 9 56 AM '89
METROPOLITAN REGISTER

08473

WARRANTY DEED

New Owner	Send Tax Bills To	Map and Parcel No.
James H. Cook 2937 Berry Hill Dr. Nashville, Tn 37204	James H. Cook 2937 Berry Hill Dr. Nashville, Tn 37204	Map 86-1 Par 71

KNOW ALL MEN BY THESE PRESENTS: That We, the undersigned, MICHAEL B. MCKEE, Single and PAUL E. COOK, Single for the consideration as hereinafter set out, have bargained and sold, and do by these presents hereby grant, bargain, sell, transfer and convey unto JAMES H. COOK, his heirs and assigns, the hereinafter described real estate situated in Davidson County, Tennessee, described as follows, to-wit:

> Land in Davidson County, Tennessee, being part of Tract "D" on the plan of Stones River Estates, Section I, as of record in Book 2900, Page 139, Register's Office for said County, described as follows: Beginning at an iron stake on the northerly margin of Labanon Road at the beginning of a short radius curve (return to Hickory Hill Lane) said stake being 50 feet northerly from the center line of Lebanon Road and also being 64.93 feet easterly of the center line of Hickory Hill Lane; thence southwesterly with a curve (radius 25.00 feet) 39.20 feet to the end of said curve and being on the easterly margin of Hickory Hill Lane; thence with the easterly margin of Hickory Hill Lane, North 45 degrees 09 minutes West 110.00 feet to an iron stake; thence North 44 degrees 54 minutes East 220.05 feet to an iron stake; thence South 45 degrees 06 minutes East 150.00 feet to an iron stake on the northerly margin of Lebanon Road, said stake being 35 feet from the center line of Lebanon Road; thence with the northerly margin of Lebanon Road South 44 degrees 54 minutes West 195.00 feet to an iron stake; thence with an offset in the northerly margin of Lebanon Road North 45 degrees 09 minutes West 15.00 feet to the point of beginning.
>
> BEING the same property conveyed to MICHAEL B. MCKEE and PAUL E. COOK by Deed of record in Book 6912, page 95 Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD unto the said JAMES H. COOK his heirs and

assigns the hereinabove described real estate together with all the hereditaments and appurtenances thereunto appertaining as an estate in fee simple forever.

AND WE COVENANT with JAMES H. COOK, his heirs and assigns, that we are lawfully seized and possessed of the hereinabove described real estate, that we have a good and lawful right to sell and convey the same, and that it is unencumbered except as may be hereinafter set out, and that we will warrant and forever defend the title thereto against the lawful claims of all person whomsoever.

The subject property is unencumbered except for a Deed of Trust of record in Book 6908, page 34, Register's Office for Davidson County, Tennessee. Grantee assumes and agrees to pay the indebtedness secured under said Deed of Trust.

WITNESS our hands this 28th day of January, 1989.

Michael B. McKee

Paul E. Cook

James H. Cook

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned a Notary Public in and for said County and State, personally appeared Michael B. McKee, Paul E. Cook and James H. Cook, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 28th day of January, 1989.

Notary Public
My Commission Expires: 7/18/92

STATE OF TENNESSEE

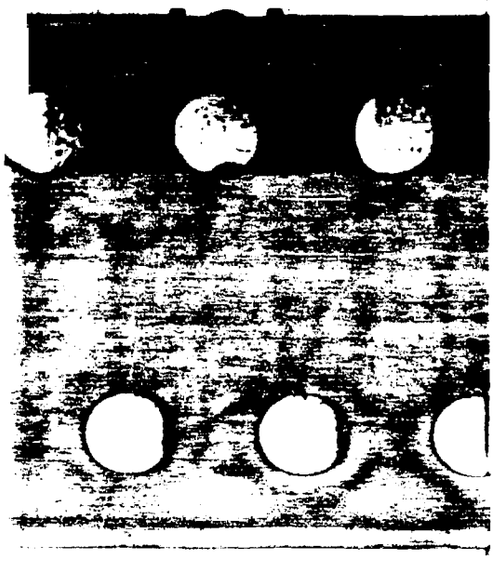
COUNTY OF DAVIDSON

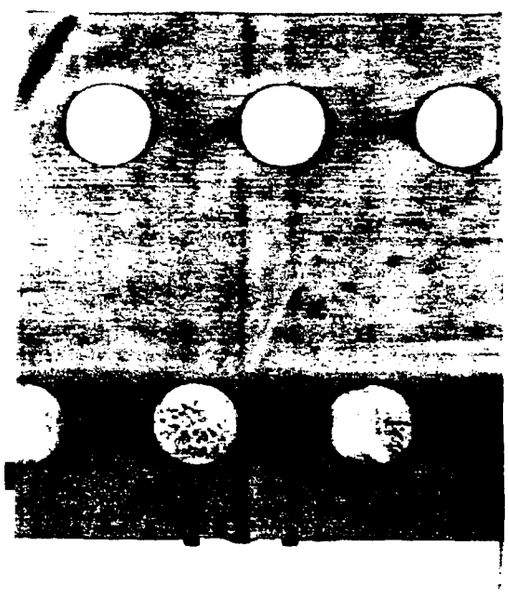
The actual consideration or value, whichever is greater, for this transfer is $427,100.00

Affiant

SWORN to and subscribed before me this 28th day of January, 1989.

Notary Public
My Commission Expires: 7/18/92





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7771 PAGE 247

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	427100.00
CON TX	1409.43
PRFEE	0.50
WDEED	6.00
TOTAL	1415.93
CHECK	1415.93

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 02/13/89 01 10:01 0001 6608

08473

IDENTIFICATION REFERENCE

Feb 13 9 55 AM '89

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, NASHVILLE, TN

No. 181080