BOOK 7837 PAGE 45

TP

SEND TAX BILLS TO:

Same

ADDRESS OF NEW OWNERS:
Cody E. Richardson Jr
D.B.A Briarwood Builders
P.O. Box 1091
Hendersonville TN 37077-1091

MAP/PARCEL:
18-12 3 JS

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN ($10.00) DOLLARS, cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, WE, BRODIE WILKINSON and wife, MAVELLA H. WILKINSON, have this day bargained and sold and by these presents do hereby transfer and convey unto CODY E. RICHARDSON, JR., d/b/a BRIARWOOD BUILDERS, his heirs and assigns, forever, the following described tract or parcel of land, to-wit:

SITUATED in Davidson County, Tennessee, and described as follows:

BEING Lot No. 3 on the plan of Emerald Cove, the plat of which is recorded in Book 6900, Pages 629-631, Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more accurate and complete description.

BEING a portion of the property conveyed to Brodie Wilkinson by deed of record in Book 5989, Page 686, Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD said tract or parcel of land together with all the improvements thereon and the appurtenances thereunto belonging unto the said GRANTEE, his heirs and assigns, in fee simple forever.

AND WE DO COVENANT with the said GRANTEE that we are lawfully seized and possessed of said property, that we have a good and lawful right to sell and convey the same, and that it is free from any lien or encumbrance whatsoever, EXCEPT restrictions and limitations of record, all visible easements, and 1989 real estate taxes.

AND WE DO FURTHER COVENANT and bind ourselves, our heirs and legal representatives, to warrant and forever defend the title thereto against the lawful claims and demands of all persons whomsoever.

Prepared by:

FIRST SUMNER TITLE, INC.
109 PUBLIC SQUARE
GALLATIN, TENN. 37066
452-1070 256-0170

IN TESTIMONY WHEREOF, we have hereunto set our hands this the 2nd day of May, 1989.

Brodie Wilkinson
BRODIE WILKINSON

Mavella H. Wilkinson
MAVELLA H. WILKINSON

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, the within named bargainors, BRODIE WILKINSON and wife, MAVELLA H. WILKINSON, with whom I am personally acquainted and who acknowledged that they executed the within instrument for the purpose therein contained.

WITNESS my hand and official seal at Gallatin, Tennessee, this the 2nd day of May, 1989.

Helen J Beaty
NOTARY PUBLIC

My Commission Expires: 3/3/91.

STATE OF TENNESSEE
COUNTY OF SUMNER

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 17,000.

Cathy Du Landsaw Jr.
AFFIANT

SUBSCRIBED and sworn to before me this the 2nd day of May, 1989.

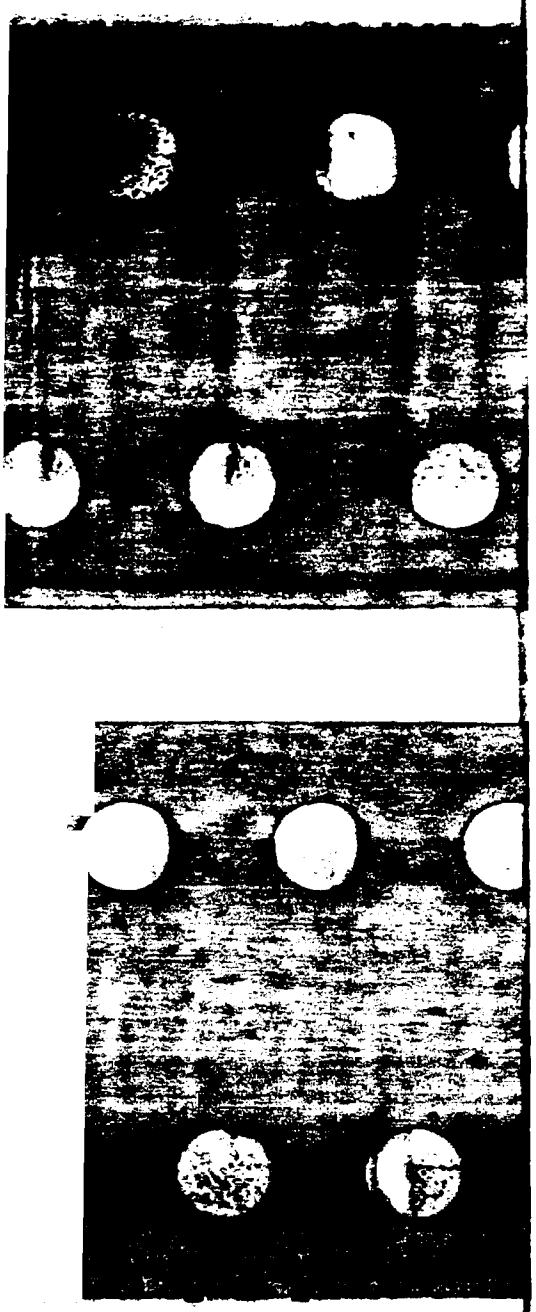
Helen J Beaty
NOTARY PUBLIC

My Commission Expires: 3/3/91.

31512

RECEIVED FOR RECORD
May 9 1 47 PM '89

4416 05/09 0101 03CHECK 62.60



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7837 PAGE 47

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 17000.00
CON TX 56.10
PRFEE 0.50
WDEED 6.00
TOTAL 62.60
CHECK 62.60

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05/09/89 01 13:48 0001 4416

3 1.5 1 2

IDENTIFICATION

MAY 9 1 47 PM '89

No. 207864