ADDRESS OF NEW OWNER AND
SEND TAX BILLS TO:
DAVID P. KINGSBURY
355 Dorr Drive
Goodlettsville, Tennessee 37072

THIS INSTRUMENT PREPARED BY
HARSH, KELLY & SMITH
LAW OFFICES
GALLATIN, TENNESSEE

Map 18-12-A
Par 44

WARRANTY DEED

FOR AND IN CONSIDERATION of sum of SEVENTY-NINE FOUR HUNDRED AND NO/100 ($79,400.00) DOLLARS, cash in hand paid, the receipt of which is hereby acknowledged, I, BRODIE WILKINSON, have this day bargained and sold and by these presents do hereby transfer and convey unto DAVID P. KINGSBURY AND WIFE, JACKY O. KINGSBURY, as tenants by the entirety, their heirs and assigns, the following described lot or parcel of land situated in Davidson County, Tennessee, as follows:

> BEING Lot No. 44 on the Plan of Emerald Cove, a planned unit development of record in Book 6900, pages 629, 630, and 631, Register's Office for said County.
>
> Said Lot No. 44 fronts 60.00 feet on the westerly margin of Dorr Drive and extends back between parallel lines 134.98 feet to a dead line in the rear.
>
> Being a part of the same property conveyed to Brodie Wilkinson by deed from Judy P. Adkins, Substitute Trustee, of record in Book 5989, page 686, and by Deed from Wayne Wilkinson of record in Book 7513, page 576, Register's Office of Davidson County, Tennessee.
>
> This conveyance is made subject to Declaration of covenants, conditions and restrictions of record in Book 7511, page 581, Register's Office for said County.

TO HAVE AND TO HOLD the above described lot or parcel of land, together with all the improvements thereon and the appurtenances thereunto belonging, unto the said DAVID P. KINGSBURY AND WIFE, JACKY O. KINGSBURY, as tenants by the entirety, their and assigns, in fee simple forever.

I FURTHER COVENANT with the said GRANTEES, that I am lawfully seized and possessed of said lot or parcel of land, that we have a good right to convey same and that the same is unencumbered, except for 1989 real estate taxes, which are to be pro-rated, applicable zoning and building regulations, all visible easements and Restrictions hereinabove referred to.

I FURTHER COVENANT with the said GRANTEES and bind myself, my heirs and legal representatives, to warrant and forever defend the title to said lot or parcel of land, unto the said DAVID P. KINGSBURY AND WIFE, JACKY

O. KINGSBURY, as tenants by the entirety, their heirs and assigns, against all lawful claims of all persons whomsoever EXCEPT as hereinabove set forth.

AND I, MAVELLA WILKINSON, wife of the said BRODIE WILKINSON, for the above consideration, do hereby join in this conveyance and by these presents do hereby transfer and convey unto the said DAVID P. KINGSBURY AND WIFE, JACKY O. KINGSBURY, as tenants by the entirety, their heirs and assigns, all my right, title, interest and claim which I may have in and to the above-described lot or parcel of land by virtue of the marital laws of the State of Tennessee or otherwise.

WITNESS our hands this the 22 day of May, 1989.

Brodie Wilkinson
BRODIE WILKINSON

Mavella Wilkinson
MAVELLA WILKINSON

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned, a Notary Public in and for said County and State, the within named BRODIE WILKINSON AND WIFE, MAVELLA WILKINSON, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Gallatin, Tennessee, on this the 22d day of May, 1989.

Kelly
NOTARY PUBLIC

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

MY COMMISSION EXPIRES: 3/29/92

O A T H

STATE OF TENNESSEE
COUNTY OF SUMNER

I, OR WE, hereby swear or affirm that the actual consideration for

this transfer or value of the property transferred, whichever is greater is $79,400.00, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

AFFIANT

SUBSCRIBED and sworn to before me, this the 22d day of May, 1989.

NOTARY PUBLIC

P. KELLY NOTARY PUBLIC AT LARGE

MY COMMISSION EXPIRES: 3/29/92

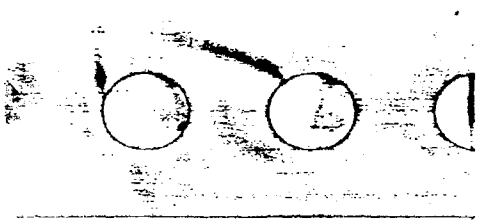
BOOK 7866 PAGE 640

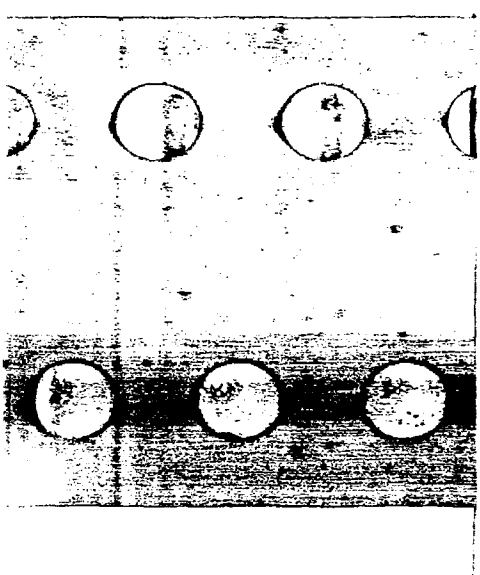
41785

JUN 16 11 22 AM '89

5799 06/16 0101 03CHECK 271.52







OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7866 PAGE 641

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	79400.00
CON TX	262.02
PRFEE	0.50
WDEED	9.00
TOTAL	271.52
CHECK	271.52

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06/16/89 01 11:25 0001 5799

4 1 7 8 5.

IDENTIFICATION REFERENCE

JUN 16 11 22 AM '89

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

No. 220116