9144 File Box 38

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
4301 Hillsboro Road, Suite 330
Nashville, Tennessee

BOOK 7975 PAGE 365

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
GEORGIA L. FERRELL (NAME)	New Owner (NAME)	Map 130-03
4312 Sunnybrook Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 36
Nashville, Tennessee 37205 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	FB# BM-07795

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, SHARRYE LYNN TAYLOR

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO GEORGIA L. FERRELL

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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. 19, Block 9 on the Plan of Resubdivision of Part of Royal Oaks Subdivision, as of record in Plat Book 547, page 167, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Sharrye Lynn Taylor by deed from William R. Darragh, Jr. and wife, Myrna H. Darragh of record in Book 7902, page 362, said Register's Office.

This conveyance is made subject to (1) Easement of record in Book 5818, page 873; and (2) All matters appearing on the Plan of record in Plat Book 547, page 167, said Register's Office.

This is not now, nor has it ever been, the principal residence of the Grantor herein.

78985

IDENTIF. TREFERENCE

Nov 3 8 10 AM '89

FELIX Z. [illegible]
DAVIDSON COUNTY, TN.

0771 11/03 0101 03CHECK 403.00

This is improved (XX) / unimproved ( ) property, known as 4312 Sunnybrook Drive, Nashville, Tennessee 37205

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, heirs and assigns, forever, and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 31st day of October, 1989.

Sharrye Lynn Taylor

SHARRYE LYNN TAYLOR

STATE OF TENNESSEE
COUNTY OF Davidson

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, SHARRYE LYNN TAYLOR with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand at office, this 31st day of October, 19 89.

My commission expires 3/27/93 Notary Public Catherine O'Herrell

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, 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 $ 120,000.00

Georgia L Ferrell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF October, 19 89

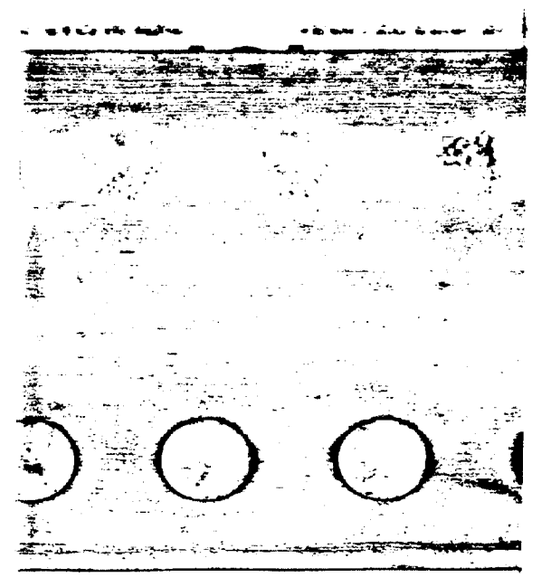
MY COMMISSION EXPIRES: 3/27/93 (AFFIX SEAL) Catherine O'Herrell
Notary Public

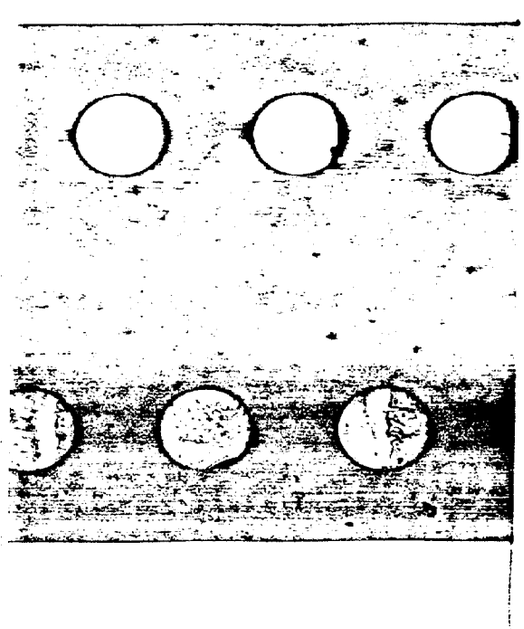
WARRANTY DEED

FROM SHARRYE LYNN TAYLOR

TO GEORGIA L. FERRELL

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926





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

RECEIVED OF _____

FOR _____

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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 120000.00
CON TX 396.00
PRFEE 1.00
MDEED 6.00
TOTAL 403.00
CHECK 403.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

11/03/89 01 08:10 0001 0771

7 8 9 8 5

IDENTIF. REFERENCE

Nov 3 8 10 AM '89

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY TN.

No. 263659