BOOK 7980 PAGE 200

SEND TAX BILLS TO:

Evelyn E. Edwards
Route 1, Box 734
Chocowinity, N.C. 27817

ADDRESS OF NEW OWNER(S):

Evelyn E. Edwards
"Same"

THIS INSTRUMENT PREPARED BY:
RODNEY V. AHLES, P.C.
ATTORNEY AT LAW
225 EAST MARKET STREET
LEBANON, TENNESSEE 37087

I, or we hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 45,000.00 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Evelyn E. Edwards
Affiant

Subscribed and sworn to before me this the 30th day of Oct 19 89

Rodney V. Ahles
Notary Public

MAP: 120-01, GR: , PAR: 120
Field Book NO. 02DA 58590
IMPROVED: X, UNIMPROVED:

D E E D

FOR AND IN CONSIDERATION of the sum of Forty-Five Thousand Dollars ($45,000.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, I, SAM A. SHERRILL, Individually and as Executor of the Estate of Dorothy D. Sherrill, Deceased, have this day bargained and sold, and by these presents do hereby transfer and convey unto EVELYN E. EDWARDS, her heirs and assigns, all of my right, title, and interest in and to the following described tract or parcel of land, together with all improvements and appurtenances thereunto belonging, situate and lying in Davidson County, Tennessee, located at 1216 Saturn Drive, Nashville, Tennessee, and being more particularly bounded and described, as follows:

2782 11/09 0101 03CHECK 158.50

Being Lot NO. 87 on the Map of Stardust Acres, of record in Plat Book 1424, Page 92, Register's Office for Davidson County, Tennessee.

Said Lot 87 fronts 99.4 feet on the East side of Saturn Drive as measured around a curve, and runs back between lines 163.6 feet on the North line and 185.9 feet on the South line to a dead line in the rear measuring 40 feet thereon.

Being the same property conveyed to Jonnie W. Sherrill and wife, Dorothy D. Sherrill, by deed from Thomas E. Bryant, Jr., and wife, Irby G. Bryant, dated July 15, 1961, and of record in Book 3252, Page 514, Register's Office for Davidson County, Tennessee. The said Jonnie

W. Sherrill (being one and the same as Johnnie W. Sherrill) died testate in Wilson County, Tennessee, on 4/27/88, his will being shown of record in Will Book "QQ", Page 146, County Court Clerk's Office for Wilson County, Tennessee. Under the aforesaid will, the hereinabove described property was willed to his wife, Dorothy D. Sherrill. The said Dorothy D. Sherrill died testate in Wilson County, Tennessee, on 4/22/89, her will being shown of record in Will Book "QQ", Page 151, County Court Clerk's Office for Wilson County, Tennessee. Under the aforesaid will, the hereinabove described property was willed to her son, Sam A. Sherrill.

TO HAVE AND TO HOLD said property, together with all improvements and appurtenances thereunto belonging, unto the said Grantee herein, her heirs and assigns, forever, in fee simple.

I COVENANT with the said Grantee herein that I am lawfully seized and possessed of the within conveyed property; that I have a good and lawful right to make this conveyance; that the said property is free, clear, and unencumbered, except as herein shown; and that I will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

REAL PROPERTY TAXES: The real property taxes for the year 1989 shall be assumed and paid by the Grantee herein. The real property taxes for all prior years shall paid by the Grantor herein.

FLOODING OF PROPERTY: The property hereinabove described is not subject to flooding as defined by the Public Acts of the General Assembly of the State of Tennessee for the year 1979, as amended.

RESTRICTIONS: This conveyance is made subject to the restrictions of record in Book 1682, Page 1, Register's Office for Davidson County, Tennessee.

EASEMENTS AND RIGHTS OF WAY: This conveyance is made subject to any and all easements and rights of way, public and private, as may be shown of record in the Register's Office for Davidson County, Tennessee.

PLAT: This conveyance is made subject to the detail and accuracy of the plat of record in Plat Book 1424, Page 92, Register's Office for Davidson County, Tennessee.

POSSESSION: Possession with deed.

WITNESS MY HAND on this the 30th day of October, 1989.

SAM A. SHERRILL, Individually
and as Executor of the Estate
of Dorothy D. Sherrill,
Deceased

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public, SAM A. SHERRILL, Individually and as Executor of the Estate of Dorothy D. Sherrill, Deceased, 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 30th day of October, 1989.

My Commission Expires: 6-26-91

NOTARY PUBLIC

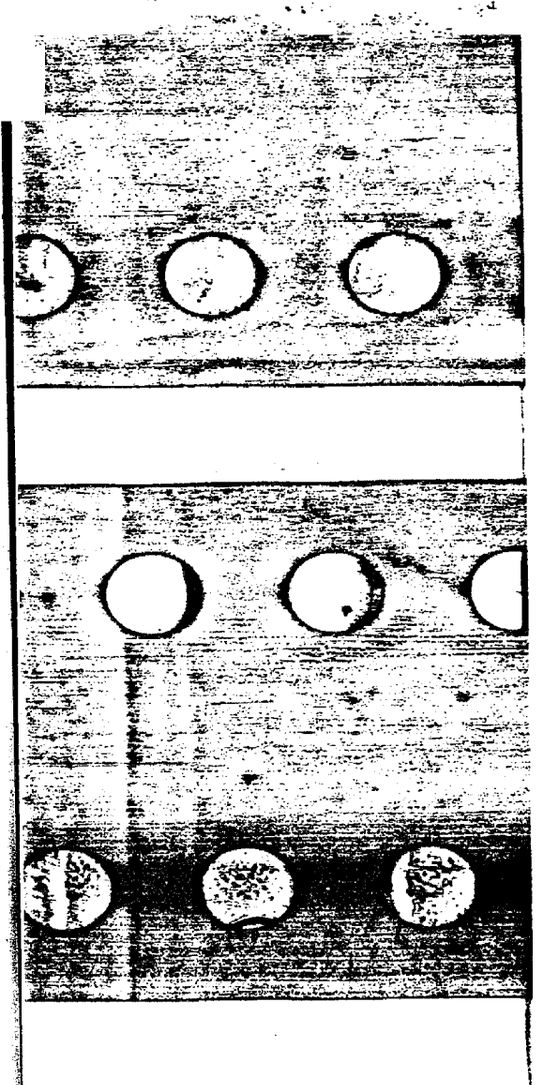
NOTARY PUBLIC AT LARGE STATE OF ILLINOIS

80674

IDENTIF. REFERENCE

Nov 9 10 14 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7980 PAGE 203

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 45000.00
CON TX 148.50
PRFEE 1.00
WDEED 9.00
TOTAL 158.50
CHECK 158.50

11/09/89 01 10:14 0001 2782

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

80674

IDENTIF. REFERENCE

Nov 9 10 14 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 265642