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BOX # 33

NO MORTGAGEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 115,500.00

John V. Bailey
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
31st DAY OF July 19 90

Notary Public

MY COMMISSION EXPIRES January 23, 1994
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Cannon and Lackey, Attorneys, 344 Fourth Avenue North, Nashville, TN 37219

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John V. Bailey (NAME)	SAME AS OWNER (NAME)	MAP 172-08-B
304 Masterpiece Court (ADDRESS)	(ADDRESS)	PARCEL 021.00 CO
Nashville, Tennessee 37211 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, WE, William N. Frasch and wife, Sherry E. Frasch, d/b/a Frawood Custom Builders

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John V. Bailey and wife, E. Marie Bailey

HEREINAFTER CALLED THE GRANTEES, THEIR 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. 21 on the Plan of Revised Final Plat, Bridle Downs, Phase One, as shown on plat of record in Plat Book 6900, pages 701, 702 and 703, in the Register's Office of Davidson County, Tennessee to which plat reference is hereby made for a more particular description.

Being part of the same property conveyed to William N. Frasch and Sherry E. Frasch d/b/a Frawood Custom Builders by deed from J. Marvin Hopper, of record in Book 8021, page 910, Register's Office, Davidson County, Tennessee.

46092

PENALTY AFFIXED

AUG 1 2 20 PM '90

FILED & RECORDED IN OFFICE DAVIDSON COUNTY, TENN.

unimproved ( )
This is improved (X) property, known as 304 Masterpiece Court, Nashville, Tennessee
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their 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 and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their 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.

Witness our hand s this 31st day of July, 19 90

William N. Frasch
William N. Frasch

Sherry E. Frasch
Sherry E. Frasch

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named William N. Frasch and wife, Sherry E. Frasch

the bargainor S, 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 Nashville, Tennessee, this 31st day of July, 19 90

Commission expires January 23, 1994

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / themself / their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) (they) as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____

My commission expires _____

Notary Public

WARRANTY DEED

FROM
William N. Frasch and wife, Sherry E. Frasch

TO
John V. Bailey and wife, E. Marie Bailey

RETURN TO:

Cannon and Lackey, Attorneys
344 Fourth Avenue North
Nashville, TN 37219

6014 08/01 0101 03CHECK 388-15

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 115500.00
				CON TX 381.15
				PRFEE 1.00
				WDEED 6.00
				TOTAL 388.15
				CHECK 388.15
			08/01/90 01	14:22 0001 6014

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

46092

IDENTIFICATION REFERENCE

AUG 1 2 20 PM '90

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 342492