file box 8/jcb

THIS INSTRUMENT PREPARED BY: **WILKINS & IVEY**, Attorneys
2405 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:
Nancy E. Kahn
5322 General Forrest Court
Nashville, TN 37215

MORTGAGEE:
BancBoston Mortgage Corp.
7301 Baymeadows Way
Jacksonville, FL 32256

MAP-PARCEL NUMBERS:
MAP 145-13
PARCEL 30
FH 23616

WARRANTY DEED

BOOK 8242 PAGE 962

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, John A. Heard and spouse, Kathy K. Heard

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Nancy E. Kahn and spouse, Rhys L. Branman

hereinafter called the Grantee, Grantee's 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. 162 on the plan of Tyne Valley Estates, Section 9, of record in Book 3700, pages 65 and 66, Register's Office for said County.

SAID Lot No. 162 fronts 253.00 feet on the easterly margin of General Forrest Court and extends back 362.5 feet on the northerly line and 415.0 feet on the southerly line to a dead line in the rear, measuring 258.60 feet thereon.

BEING the same property conveyed to John A. Heard and wife, Kathy K. Heard by Quitclaim Deed from Edward C. Keith and wife, Allie Pauline Keith of record in Book 7090, page 149, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to the restrictive covenants of record in Book 4016, page 632, said Register's OFfice, and to the matters set forth in the above referenced plan of record.

74728 IDENTIF. TREFERENCE Nov 26 12 28 PM '90 FELIX A. [illegible] DAVIDSON COUNTY TN.

9891 11/26 0101 03CHECK 569.65

This is (~~not~~) improved property, known as 5322 General Forrest Court, Nashville, TN 37215.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 6th day of November, 1990.

John A. Heard

Kathy K. Heard

STATE OF ~~TENNESSEE~~ FLORIDA
COUNTY OF ORANGE

On this 6th day of November, 19 90, before me personally appeared John A. Heard and Kathy K. Heard, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

Notary Public, State of Florida
My Commission Expires July 25, 1991
Bonded Thru Troy Fain : Insurance Inc.

My Commission Expires: _____

Notary Public

(AFFIX NOTARIAL SEAL)

STATE OF TENNESSEE
COUNTY OF _____

Before me, the undersigned, of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged ____self to be the President (or other officer authorized to execute the instrument) of the _____ _____, the within named bargainor, a corporation, and that _he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, 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 $ 170,500.00 .

Nancy E Kahn
Affiant

Subscribed and sworn to before me, this the 21st day of November, 19 90.

My Commission Expires: 9-25-93

Jill C. Buchanan
Notary Public

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WARRANTY DEED

from:
JOHN A. HEARD, ET UX

to:
NANCY E. KAHN, ET VIR

WILKINS & IVEY
Attorneys at Law
2405 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157
TN 30501

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8242 PAGE 964

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 170500.00
CON TX 562.65
PRFEE 1.00
WDEED 6.00
TOTAL 569.65
CHECK 569.65

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

11/26/90 01 12:27 0001 9891

74728

IDENTIF. REFERENCE

NOV 26 12 28 PM '90

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

No. 375872