Mail

THIS INSTRUMENT PREPARED BY:
SHELTON HATCHER, ATTORNEY
311 EAST MAIN STREET
HENDERSONVILLE, TENNESSEE 37075
TN SUPREME COURT NO. 2657

MAP/GROUP/PARCEL
025-12-0-087.00

NEW OWNER'S ADDRESS:
JERRY GLEN HEFLIN ET UX.
JERALDINE P. HEFLIN
101 CONNOR DRIVE
GOODLETTSVILLE, TN 37072

SEND TAX BILLS TO:
LEADER FEDERAL BANK FOR SAVINGS
P.O. BOX 2926
MEMPHIS, TN 38101-2926

DAVIDSON COUNTY TN.
DEC 18 8 35 AM '90
IDENTIF. REFERENCE
80154

0036 12/18 0101 03CHECK 287.50

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid, the receipt of which his hereby acknowledged, we, Claude H. Nease and wife, Wilhelmina B. Nease, hereinafter called Grantors, do hereby transfer and convey unto Jerry Glen Heflin and wife, Jeraldene P. Heflin, their heirs and assigns, hereinafter called Grantees, property described as follows:

Land in Davidson County, Tennessee.

BEING Lot No. 27, on the plan of Ranchwood Estates, Section 2, a plat of which is of record in Book 3600, Page 67, Register's Office for Davidson County, Tennessee, and to which plat reference is hereby made for further description of said property.

Beginning on the southeasterly margin of Conner Drive at the corner of Lots Nos. 26 and 27; thence southeasterly with the line between said lots 311.6 feet; thence southwesterly along the rear line of Lot No. 27, 286 feet to a monument in the northeasterly margin of Roanoke Drive; thence northwesterly with the Drive, 88.9 feet to a monument; thence northerly around a curve, 39.27 feet to a monument in the southeasterly margin of Conner Drive; thence northeasterly with the Drive 180 feet to the beginning.

Being the same property conveyed to Claude H. Nease and wife, Wilhelmina B. Nease by Deed from H. Preston Balthrop and wfie, Betty Balthrop of record in Book 4801, Page 228, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantees. Grantors covenant with grantees that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Claude H. Nease
Claude H. Nease

Wilhelmina B. Nease
Wilhelmina B. Nease

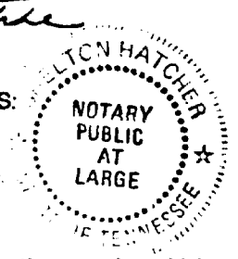
STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, Claude H. Nease and wife, Wilhelmina B. Nease, with whom I am personally acquainted, and made oath that they executed the foregoing instrument as their free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, TN, on this the 14th day of December, 1990.

NOTARY PUBLIC

MY COMMISSION EXPIRES:
2-7-94



STATE OF TENNESSEE
COUNTY OF SUMNER

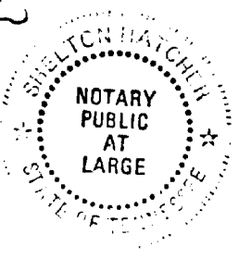
The actual consideration or value whichever is greater for this transfer is $85,000.00.

AFFIANT

Sworn to and subscribed before me, this the 14th day of December, 1990.

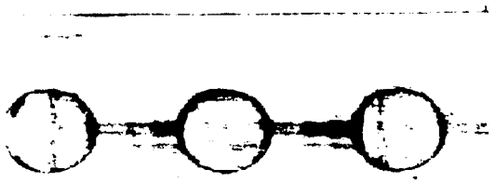
NOTARY PUBLIC

My Commission Expires:
2-7-94



OFFICIAL RECEIPT

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



RECEIVED OF _____

FOR _____

BOOK 8259 PAGE 27

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

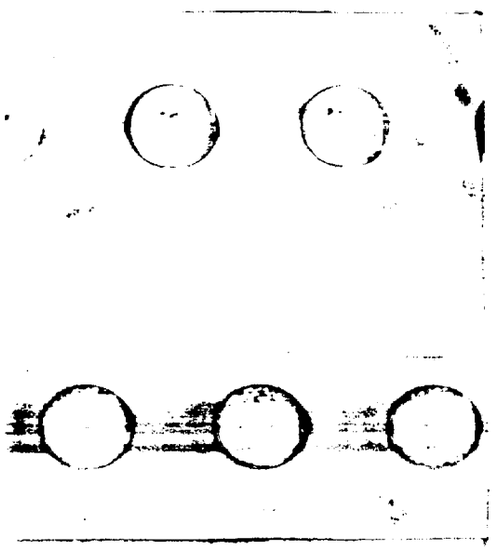
MISC - MISCELLANEOUS
CO TAX - STATE TAX CONVEY
MO TAX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT 85000.00
CON TX 280.50
PRFEE 1.00
WDEED 6.00
TOTAL 287.50
CHECK 287.50

12/18/90 01 08:35 0001 0036

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



8011 54

IDENTIF. TREFERENCE

DEC 18 8 35 AM '90

FELIX Z. WILSON, II
DAVIDSON COUNTY TN.

No. 382447