THIS INSTRUMENT PREPARED BY:
WILLIAMS & SMITH, P.C., ATTORNEYS
1100 L & C Tower
Post Office Box 3079
Nashville, Tennessee 37219-0079

BOOK 8447 PAGE 508

WARRANTY DEED

ADDRESS NEW OWNER(S):	PARTY RESPONSIBLE FOR TAXES:	MAP & PARCEL #
DEBRA McDONALD MEADOR, TRUSTEE 4412 Old Hickory Blvd. Old Hickory, TN 37138	SAME	Map-75.01 Parcel-2

FOR AND IN CONSIDERATION of Ten Dollars ($10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the undersigned, **MARGIE Y. McDONALD,** does hereby transfer and convey, subject, however, to a life estate in the Grantor, unto **DEBRA McDONALD MEADOR, TRUSTEE,** and her successors in trust, pursuant to the terms and provisions of a certain Real Estate Trust Agreement of even date which, among other provisions, provides that said Trustee shall have the power to sell, transfer, mortgage, or convey the property described on Exhibit "A" attached hereto, without joinder of any beneficiary.

TO HAVE AND TO HOLD said tract or parcel, with the appurtenances, estate, title and interest therein belonging to the said **DEBRA McDONALD MEADOR, TRUSTEE,** her successors in trust and assigns forever, subject, however, to a life estate reserved by the Grantor.

The undersigned covenants with the said **DEBRA McDONALD MEADOR, TRUSTEE,** that she is lawfully seized and possessed of said real property in fee simple; has a good right to convey it and the same is unencumbered, except for:

1. Davidson County Property Taxes for 1991 which are assumed by the Grantee.
2. Life estate in the Grantor, **MARGIE Y. McDONALD.**

Except as stated above, the undersigned does further covenant and bind herself, and her heirs and assigns to warrant and forever

defend the title to said land to the said **DEBRA McDONALD MEADOR, TRUSTEE**, her heirs and assigns, against the lawful claims of all other persons or entities whomsoever.

IN WITNESS WHEREOF, the undersigned has executed this instrument the 20th day of August, 1991.

Margie Y. McDonald
MARGIE Y. McDONALD

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Warren Mabry Smith a Notary Public in and for the State and County, the within named **MARGIE Y. McDONALD**, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 20th day of August, 1991.

I Warren Mabry Smith
NOTARY PUBLIC

MY COMMISSION EXPIRES: 3-25-95

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENNESSEE

AFFIDAVIT OF VALUE

The actual consideration or value for this transfer, whichever is greater, is $25,000.00.

Debra M Meador
AFFIANT

Sworn to and subscribed before me, this 20th day of August, 1991.

Elizabeth L. Ballard
NOTARY PUBLIC

MY COMMISSION EXPIRES: 1/23/95

02060LRW071091

EXHIBIT "A"

LAND in Davidson County, being Lot No. 4 of Block 1 on the Plan of Berryville, W. A. Bryan's Subdivision of the Berry Tract as of record in Book 421, Page 117, in the Register's Office for said County.

SAID Lot No. 4 fronts 50 feet on the easterly side of Old Hickory Boulevard, formerly Hadley Road, and runs back between lines 223 feet on the north line and 207 feet on the south line, to the westerly margin of the right-of-way of the N.C. & St. L. RY, on which it measures 52 feet.

BEING the same property conveyed to Margie Y. McDonald, a single person, by deed from Robert D. Brackett, III and wife, Mary T. McGhee, of record in Book 7896, Page 860, Register's Office for Davidson County, Tennessee.

48657

SEP 20 4 10 PM '91

2885 09/20 0101 03CHECK 102.50



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

RECEIVED OF _____

FOR _____

BOOK 8447 PAGE 511

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED
CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE
MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			CAMT 25000.00 CON TX 92.50 PRFEE 1.00 WDEED 9.00 TOTAL 102.50 CHECK 102.50	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

09/20/91 01 16412 0001 2885

4.8.6.5.7.

IDENTIFICATION REFERENCE

SEP 20 4 10 PM '91

No. 461096