No. 10405

WARRANTY DEED

FILE BOX 38

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
Suite 220, 4301 Hillsboro Road
Nashville, Tennessee 37215

BOOK 8467 PAGE 286

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
NANCY HALVERSON (NAME)	SunTrust Mortgage (NAME)	142-2
7439 Bridle Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 100100 (STREET ADDRESS)	143
Nashville, Tennessee 37221 (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia 30348 (CITY) (STATE) (ZIP)	

FOR AND IN 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, WENDELL W. RILEY AND WIFE, DEBORAH C. RILEY

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO NANCY HALVERSON, married

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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. 176 on the Plan of Cross Timbers, Section 4, as of record in Plat Book 4175, page 54, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Wendell W. Riley and wife, Deborah C. Riley by deed from Richard Coppings and wife, Yolanda G. Coppings of record in Book 8258, page 476, said Register's Office.

This conveyance is made subject to: (1) 1991 Taxes, which have been assumed by the Grantee; (2) Restrictions of record in Book 4317, page 284; and (3) All matters appearing on the Plan of record in Plat Book 4175, page 54, said Register's Office.

As part of the consideration for this transfer, the Grantee(s) herein assume and agree to pay, the principal balance now due, plus future interest on a certain note, dated August 31. 1988, in the original principal sum of $90461.00, payable to Suntrust Mortgage, Inc. in monthly installments, including interest as set forth in said note, and being secured by a deed of trust of record in Book 7643, page 151 ,said Register's Office.

5555 REGISTER'S OFFICE Oct 21 9 34 AM '91

4301 10/21 0101 03CHECK 353.69

This is improved (unimproved (XX)) property, known as 7439 Bridle Drive, Nashville, Tennessee 37221

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

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 16th day of October, 19 91

~~WENDELL W. RILEY~~ Wendell W. Riley

DEBORAH C. RILEY Deborah C. Riley

STATE OF TENNESSEE
COUNTY OF Davidson

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, WENDELL W. RILEY AND WIFE, DEBORAH C. RILEY with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand at office, this 16th day of October, 19 91.

My commission expires 1-22-95 Notary Public Arlene D. Scott

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, 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 $ 93,698.28

Nancy Halverson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF October, 1991.

MY COMMISSION EXPIRES: 1-22-95
(AFFIX SEAL)

Arlene D. Scott
Notary Public

WARRANTY DEED

FROM WENDELL W. RILEY AND WIFE, DEBORAH C. RILEY

TO NANCY HALVERSON, married

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 8467 PAGE 288

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	93698.28
CON TX	346.69
PRFEE	1.00
WDEED	6.00
TOTAL	353.69
CHECK	353.69

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 05 56 0001 4301

55595

OCT 21 9 34 AM '91

No. 469043