File Box 38 File 10456

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

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

BOOK 8562 PAGE 676

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
BARBARA J. TURNER (NAME)	NEW OWNERS (NAME)	Map 104-9
200 Leonard Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 219
Nashville, Tennessee 37205 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	F.B. 26W8410

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, WILLARD D. HENDRICKS AND WIFE, SUSAN L. GORDON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO BARBARA J. TURNER, unmarried

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 the 4th, formerly the 26th, Ward of the City of Nashville, Davidson County, Tennessee, being Lot No. 11 and a triangular strip off the southerly side of Lot No. 29 on Myrtlewood Plat of Bransford Realty Company's Subdivision of part of the S. W. Berger property, as of record in Book 547, page 106, Register's Office for said County, described together as follows:

Beginning on the easterly margin of Leonard Avenue at the corner of Lots Nos. 11 and 12; thence with said Avenue, northwardly 77 1/2 feet; thence eastwardly 170 feet, more or less, to a point in the northerly line of Lot No. 11, which point is the common corner of Lots Nos. 5, 6, and 29; thence with the line between Lots Nos. 5 and 11, eastwardly 44 feet 6 inches to the westerly line of Lot No. 8; thence with the westerly line of Lots 8 and 9, southwardly 55 feet to the corner of Lots Nos. 11 and 12; thence with the line between said two lots, westwardly 213 1/2 feet to the beginning.

Being the same property conveyed to Willard D. Hendricks and wife, Susan L. Gordon by deed from Kelly Ann Clark, an unmarried person of record in Book 8220, page 768, said Register's Office.

This conveyance is made subject to: (1) 1991 Taxes, which have been paid; and (2) Easements of record in Book 1003, page 663.

Description copied from prior deed.

FILED FOR RECORD AND RECORDED IN OFFICIAL RECORDS OF DAVIDSON COUNTY, TN
DEC 6 10 04 AM '91
IDENTIFICATION REFERENCE
6.7.4 4.8.

unimproved ( )
This is improved (XX) property, known as 200 Leonard Avenue, Nashville, Tennessee 37205

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 3rd day of December, 19 91.

Willard D. Hendricks
~~WILLARD D. HENDRICKS~~

Susan L. Gordon
SUSAN L. GORDON

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, WILLARD D. HENDRICKS AND WIFE, SUSAN L. GORDON

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 3rd day of December, 19 91.

My commission expires 1-22-95 Notary Public

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 _____

0086 12/06 0101 03CHECK 636.00

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 170,000.00

Barbara Turner
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF December, 19 91

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

Notary Public

WARRANTY DEED

FROM
WILLARD D. HENDRICKS AND WIFE, SUSAN L. GORDON

TO
BARBARA TURNER

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 8502 PAGE 678

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
170000.00
CON TX 629.00
PRFEE 1.00
WDEED 6.00
TOTAL 636.00
CHECK 636.00
12/06/91 01 10:07 0001 0086

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6. 7. 4 4 8.

IDENTIFICATION REFERENCE

Dec 6 10 04 AM '91

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 482643