[ADDRESS NEW OWNER:]	SEND TAX BILL TO:	MAP-PARCEL NOS.
[Michael H. Sanderlin]	Atlantic Coast Mortgage Company	MAP and PARCEL
[Alice J. Sanderlin]	Attn: Tax Dept.	
[717 Estes Road]	12700 Fair Lakes Circle #400	116-04-0 127.00
[Nashville, TN 37215]	Fairfax, VA 22033	

[This instrument prepared by: Cindy S. Smith, Attorney, Royal Elm Office Park]
[2605 Elm Hill Pike, Suite C, Nashville, Tennessee 37214 (Davidson County - Box 27B)]

WARRANTY DEED

BOOK 8720 PAGE 152

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, We, **Estate of Sara Armistead Bond*** , (the "Grantors") have bargained and sold, and by these presents do transfer and convey unto **Michael H. Sanderlin and Alice J. Sanderlin, Husband and Wife** (the "Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in **Davidson** County, State of Tennessee, being more particularly described as follows, to wit:

*by and through her Executor and heir, James C. Armistead, Jr., and Lee Armistead Bond,

Land in Davidson County, Tennessee, being parts of Lots No. 13 and 14 on the Map of Clearview Subdivision, of record in Book 843, page 8, Register's Office for said County, and described as follows:

Beginning at a point in the westerly margin of Estes Avenue, 10 feet south of the common corner of Lots 12 and 13; thence with the margin of said Avenue southwardly 76.3 feet more or less to the beginning of a curve; thence with said curve, southwesterly 46 feet to a point in the northerly margin of Crescent Road; thence with the margin of said Road, westwardly 113.3 feet; thence northwardly 92.7 feet to a point at the southwest corner of the property conveyed to H. W. Covington and wife, by deed of record in Book 1909, page 91, said Register's Office; thence with Covington's southerly lien, eastwardly 134 feet to the beginning.

3033 09/02 0101 03CHECK 349.40

Being the same property conveyed to Sara A. Bond by Quitclaim Deed from Jack Bond of record in Book 4527, Page 819, and by deed from Frank G. Charton and wife, Iris Dean Charton, of record in Book 3575, Page 573, and from Register's Office for Davidson County, Tennessee.

Being the same property devised to Lee Armistead Bond by Last Will and Testament of Sara Armistead Bond, Docket No. 97856, Probate Court Clerk's Office for Davidson County, Tennessee.

James C. Armistead, Jr., joins in this conveyance as the Executor of said estate to convey any interest he or the estate may have in said property.

Marilyn Bond, wife of Lee Armistead Bond, joins in this conveyance to convey any interest she may have in said property including but not limited to any marital interest she may have therein.

This is property with a common address of 717 Estes Road, Nashville, TN 37215.

CONVEYANCE OF SAID PROPERTY IS MADE SUBJECT TO THE FOLLOWING: a) Property Taxes for the current year, said taxes are being prorated and assumed by the Grantees; b) All matters on the plat of record in Book 843, Page 8, said Register's Office.

[STATE OF TENNESSEE]
[COUNTY OF Davidson]
[The actual consideration or value, whichever is greater for this]
[uansfer is $92,000.00]
[ ]
[Affiant]
[Subscribed and sworn before me this 27th day of August, 1992.]
[ ]
[My Commission Expires: 7-23-94]

Notary Public

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' successors and assigns, forever.

BOOK 8720 PAGE 153

And Grantors do covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except as set forth herein.

And Grantors do further covenant and bind themselves, their representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

When necessary for proper construction, the singular shall include the plural and the plural shall include the singular, and the reference to any gender shall include reference to any and all genders.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this **27th** day of **August, 1992.**

JAMES C. ARMISTEAD, JR.
Estate of Sara Armistead Bond Executor of the

LEE ARMISTEAD BOND

MARILYN BOND

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Cindy S. Smith, a Notary Public in and for said County and State, the within named JAMES C. ARMISTEAD, JR., with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville,, Tennessee, this 27th day of August, 1992.

42473

IDENTIFICATION REFERENCE

SEP 2 3 32 PM '92

KAY WILSON 11 REGISTER
DAVIDSON COUNTY, TN

Notary Public

My Commission Expires:

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, Lee Armistead Bond and wife, Marilyn Bond, with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 27th day of August, 1992.

NOTARY PUBLIC

My Commission Expires:

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8720 PAGE 154

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 92000.00
CON TX 340.40
PRFEE 1.00
[illegible]BANK 8.00
TOTAL 349.40
CHECK 349.40
09/02/92 01 15:32 0001 3023

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

42473

IDENTIFICATION REFERENCE

SEP 2 3 32 PM '92

DAVIDSON COUNTY, TN

No. 566709