BOOK 8823 PAGE 722

PREPARED BY (AND RETURN TO):
WILKINS & IVEY, Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (KD)
Dav. Co. File: Box 8

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 57000.00

Affiant

Sworn and subscribed before me this
14th day of December, 1992.

Notary Public

My Comm. Expires: 9-24-94

ADDRESS NEW OWNER:	**RESPONSIBLE FOR PAYMENT OF TAXES:**	**MAP-PARCEL NUMBERS**
M. Gerald Derstine 1133 Kenwood Drive Nashville, Tennessee 37216	Atlantic Coast Mortgage Company 12700 Fair Lakes Circle, Ste 400 Fairfax, Vifginia 22033	

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Harry T. Mitchell, Virginia Ann Sager and Betty J. Miller,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **M. Gerald Derstine, a single person,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

To Wit:

LAND in Davidson County, Tennessee being Lot No. 5 of Block C on the plan of Jackson Park, Section No. 1, of record in Book 843, Page 17, Register's Office for said County.

SAID Lot No. 5 fronts 60 feet on the northerly margin of Kenwood Drive and extends 145 feet to a dead line in the rear.

BEING the same property conveyed to John M. Mitchell and wife, Mayme W. Mitchell by deed from C. F. Cantrell and wife, Effie Cantrell of record in Book 2142, PAge 381 said Register's Office. The said Mayme W. Mitchell having predeceased john M. Mitchell and the will of John Meador Mitchell of record in Will Book 178, Page 2, Probate Court Clerk's Office for Davidson County, Tennessee having devised subject property to Harry T. Mitchell, Betty J. Miller and Virginia Ann Sager.

7.69 5 7.

IDENTIFICATION REFERENCE

Dec 28 10 31 AM '92

JOHN W. WILSON, REGISTER
DAVIDSON COUNTY, TN

5340 12/28 0101 03CHECK 219.90

This is improved property, known as: 1133 Kenwood Drive, Nashville, Tennessee 37216

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 14th day of December, 1992.

Harry T. Mitchell, Executor and Heir

Betty J. Miller, Heir

Virginia Ann Sager, Heir

State of Tennessee
County of Davidson

On this 14th day of December, 1992, before me the undersigned authority, personally appeared **Harry T. Mitchell,** to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: Sept 14, 1995

Notary Public

State of Tennessee
County of Sumner

On this 14th day of December, 1992, before me the undersigned authority, personally appeared **Betty J. Miller**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution of the same as a free act and deed.

My Commission Expires: 12/29/93

Notary Public

State of Tennessee
County of Shelby

On this 16th day of December, 1992, before me the undersigned authority, personally appeared **Virginia Ann Sager**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution of the same as a free act and deed.

My Commission Expires: MY COMMISSION EXPIRES JUNE 25, 1996

Notary Public



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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 57000.00
CON TX 210.90
PRFEE 1.00
WDEED 8.00
TOTAL 219.90
CHECK 219.90

12/28/92 01 10:29 0001 5340

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7. 6. 9. 5. 7.

IDENTIFI REFERENCE

DEC 28 10 31 AM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 604472