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) (Title No: 35453)
Dav. Co. File: Box 8

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN My Commission Expires 9/16/95

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 273500.00

William V. Rolfe
Affiant

Sworn and subscribed before me this 30th day of August, 1994.

Notary Public

My Comm. Expires:

ADDRESS NEW OWNER:	RESPONSIBLE FOR PAYMENT OF TAXES:	MAP-PARCEL NUMBERS
William V. Rolfe Cathryn J. Rolfe 6112 Montcrest Drive Nashville, Tennessee 37215	SAME	144-15-28

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 **Wayne N. Sanders and spouse, Penny J. Sanders,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **William V. Rolfe and spouse, Cathryn J. Rolfe,** 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. 66 on the plan of Hillsboro Park, Section 2, of record in Book 2331, page 61 and 62, Register's Office for said County.

SAID Lot No. 66 fronts 219.6 feet on the southeasterly margin of Montcrest Drive and extends back 305.0 feet on the northeasterly line and 293.8 feet on the southwesterly line to a broken line in the rear, measuring 137.0 feet thereon.

BEING the same property conveyed to Wayne N. Sanders and wife, Penny J. Sanders by deed from John T. Harris and wife, Barbara A. Harris of record in Book 5243, page 859, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to any and all matters shown on the herein referenced Plan of record in said Register's Office.

94 SEP -1 PM 12:19
REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. A REFERENCE

86999

This is improved property, known as: 6112 Montcrest Drive, Nashville, Tennessee 37215

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 30th day of August, 1994.

Wayne N. Sanders

Penny J. Sanders

State of Tennessee
County of Davidson

On this 30th day of August, 1994, before me the undersigned authority, personally appeared **Wayne N. Sanders** and **Penny J. Sanders**, 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.

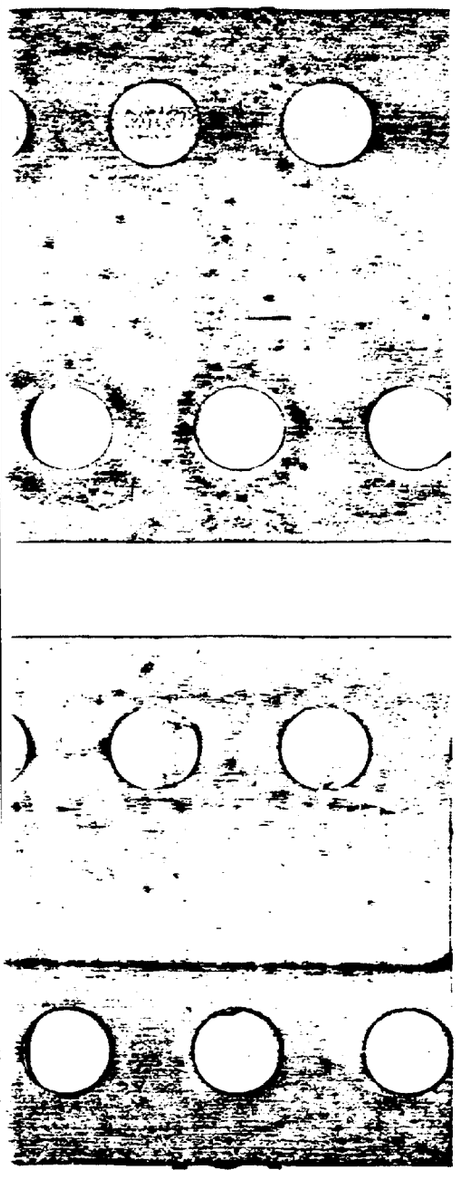
CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN My Commission Expires 9/16/95

My Commission Expires:

Notary Public

4233 09/01/94 03:11:41 03CHECK 1020.95

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



RECEIVED OF _____

FOR _____

BOOK 9453 PAGE 44

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
273500.00
CON TX 1011.95
PRFEE 1.00
WDEED 8.00
TOTAL ~~1020.95~~
CHECK ~~1020.95~~

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

09/01/94 01 12:18 0001 4233

86999
IDENTIF. ⇗ REFERENCE

94 SEP -1 PM 12:19
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 830609