BOOK 9570PG125

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (kd) Title No: 35956
Dav. Co. File: Box 8

95 JAN 12 PM 12:4[illegible]
DAVIDSON COUNTY, TN

24928
IDENTIF. & REFERENCE

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Jerry C. Wilkins Virginia V. Wilkins 64 Wyn Oak Nashville, Tennessee 37205	Same

TAX MAP-PARCEL NUMBERS: 104-14G-61

WARRANTY DEED
(Corporate)

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 **Rochford Realty and Construction Co., Inc.**, a corporation, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Jerry C. Wilkins and spouse, Virginia V. Wilkins,** 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. 92 on the plan of the Revised Final Plat of Whitworth, of record in Book 7900, page 140 thru 144, Register's Office for said County.

SAID Lot No. 92 fronts 60.15 feet on the southwesterly margin of Wyn Oak and extends back between parallel lines 100.24 feet to a dead line in the rear.

BEING part of the same property conveyed to Rochford Realty and Construction Co., Inc. by deed from Third National Bank in Nashville of record in Book 9205, page 599, Register's office for Davidson County, Tennessee.

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

The property herein conveyed is subject to the restrictive covenants, liens and other matters set forth in Book 8026, Page 305, Book 8047, page 243 and Book 8282, page 45, said Register's Office, and to the matters set forth in the referenced Plan of record.

This is improved property, known as: 64 Wyn Oak , Nashville, Tennessee 37205

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 successors

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 11th day of January, 1995.

BOOK 9570PG126

Rochford Realty and Construction Co., Inc.

By: James G. Morrissey
James G. Morrissey, Agent

1571 01/12 0101 03CHECK 1128.25

State of Tennessee
County of Davidson

Before me, the undersigned, personally appeared James G. Morrissey with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged and was identified as President (or other officer authorized to execute this instrument) of Rochford Realty and Construction Co., Inc., the within named bargainor, a corporation, and the execution of the foregoing instrument as such officer for the purposes therein contained, by signing in the name of the corporation as such officer.

Witness my hand and official seal, at office in Nashville, Tennessee, this 11th day of January, 1995.

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

My Commission Expires: _____

Notary Public

State of Tennessee
County of Davidson

A F F I D A V I T

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 302500.00

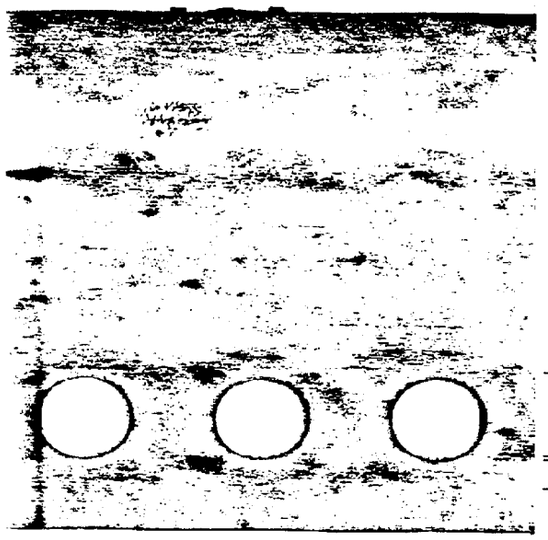
Affiant

Sworn and subscribed before me on the 11th day of January, 1995.

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

My Commission Expires: _____

Notary Public



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

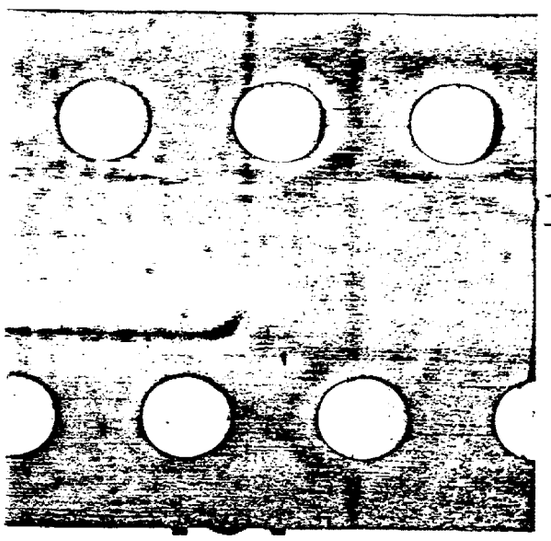
RECEIVED OF _____

FOR _____

BOOK 9570 PG 127

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 302500.00
CON TX 1119.25
PRFEE 1.00
WDEED 8.00
TOTAL 1128.25
CHECK 1128.25

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

01/12/95 01 12:47 0001 1571

24928
IDENTIF. & REFERENCE

95 JAN 12 PM 12:47

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 871417