File Box 51-A

BOOK 10132 PG 275

BOX 44

THIS INSTRUMENT PREPARED BY: **George V. Crawford, Jr.** **GULLETT, SANFORD, ROBINSON & MARTIN, PLLC** 230 Fourth Avenue, North P. O. Box 198888 Nashville, Tennessee 37219-8888 (615) 244-4994	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is $225,000.00. William W. Berry Jr. **Affiant** Subscribed and sworn to before me, this 24TH day of July, 1996. Adam R. Shaw Notary Public My Commission Expires: 3-11-98

Address New Owner As Follows:	Send Tax Bills To:	Map-Parcel Number:
William W. Berry, Jr. 405 Grayson Drive Nashville, TN 37205	SAME	115-14-010 8DZ 72375

WARRANTY DEED

R145 07/25 0101 03CHECK 841.50

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **JOHN T. WEAVER AND WIFE, HELEN L. WEAVER,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **WILLIAM W. BERRY, JR.,** hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 801 on the Plan of West Meade Farms, Inc., Section IX, of record in Book 2331, page 78, Register's Office for Davidson County, Tennessee.

Said Lot No. 801 fronts 154.8 feet on the northeasterly margin of Grayson Drive and extends back 466.0 feet on the northwesterly line and 571.9 feet on the broken southeasterly line to a dead line in the rear, measuring 140.1 feet thereon.

Being the same property conveyed to John T. Weaver and wife, Helen L. Weaver by deed from R. Jane Hill, a single person, of record in Book 8145, page 44, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. 1996 taxes, a lien but not yet due and payable, which have been prorated and assumed by Grantee. By acceptance of delivery of this instrument, Grantee assumes and agrees to pay such taxes as and when such become payable and to indemnify and hold harmless Grantors from liability and loss therefrom.

2. Restrictive covenants contained in instrument of record in Book 2481, page 483, Register's Office for Davidson County, Tennessee.

3. Matters shown on the Plan of record in Book 2331, page 78, Register's Office for said County.

This is improved property known as 405 Grayson Drive, Nashville, TN 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, his heirs and assigns, forever; and we covenant with the said Grantee 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 further covenant and bind ourselves, our heirs and assigns, to warrant and forever defend the title to the said land to the said Grantee, his heirs and assigns, against the lawful claims of all person whomsoever.

WITNESS my hand this 18th day of July, 1996.

John T. Weaver

Helen L. Weaver

95 JUL 25 PM 12:58
FILED
DAVIDSON COUNTY TN
REGISTER

0207208
IDENTIFICATION REFERENCE

STATE OF NEW YORK)
COUNTY OF Orange) (New York)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **JOHN T. WEAVER,** the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 19th day of July, 1996.

Notary Public

My Commission Expires: _____

KRISTINA VELJAK
Notary Public, State of New York
No. 01VE5049808
Qualified in Queens County
Commission Expires September 25, 1997

STATE OF NEW YORK)
COUNTY OF Orange)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **HELEN L. WEAVER,** the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 18 day of July, 1996.

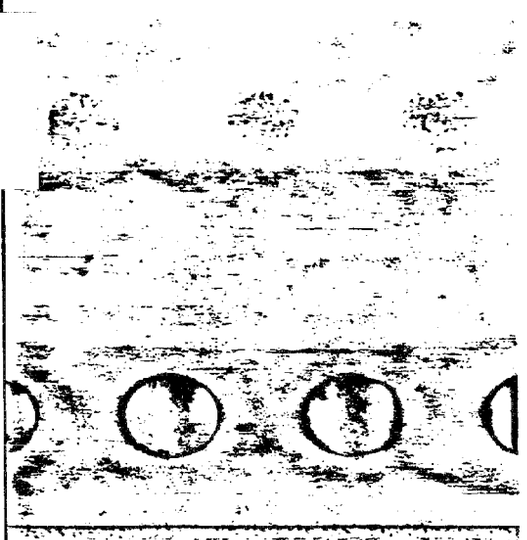
Notary Public

My Commission Expires: _____

MARTHA J. BILL
Notary Public, State of New York
No. 01B15050130
Qualified in Orange County
Commission Expires Oct. 2, 1997

[redacted]

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



RECEIVED OF _____

FOR _____

BOOK 10132 PG 277

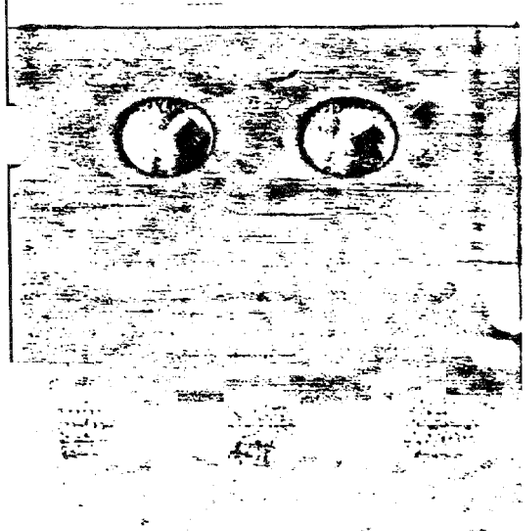
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT
225000.00
CON TX 832.50
PRFEE 1.00
WDEED 8.00
TOTAL 841.50
CHECK 841.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

07/25/96 01 13:02 0001 9145



0207208
IDENTIF. & REFERENCE

96 JUL 25 PM 12:58
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1066762