BOOK 10228 PG 87

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 54,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 15th DAY OF October 19 96

I. DYKE TATUM
Notary Public

MY COMMISSION EXPIRES: July 26, 1997
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
TATUM & JONES, ATTORNEYS, 2001 CHARLOTTE AVENUE, SUITE 200, NASHVILLE, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
RYAN S. MACLEAN, UNMARRIED (NAME)	SAME (NAME)	102-4-217
6511-A THUNDERBIRD DRIVE (ADDRESS)	(ADDRESS)	08DA-33164
NASHVILLE, TN 37209 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, DORIS L. HODGES, UNMARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RYAN S. MACLEAN, UNMARRIED

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND in DAVIDSON County, Tennessee, being Lot No. 1308-A, on the Plan of ZONE LOT DIVISION OF LOTS 1308 AND 1309, CHARLOTTE PARK, SECTION 18-A, of record in Book 6200, page 1, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to DORIS L. HODGES, UNMARRIED, by deed from B.C.M.P. Investments, of record in Book 9735, page 820, Register's Office for DAVIDSON County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 6265, page 609, said Register's Office, and to the matters set forth in the above referenced plan of record.

This instrument is executed on behalf of DORIS L. HODGES, by DANNIE HODGES, as her Attorney-in-Fact, pursuant to a Power of Attorney which is being placed of record with this instrument.

SOURCE OF DESCRIPTION: DESCRIPTION OF PREVIOUS DEED OF RECORD

unimproved ( )
This is improved (X) property, known as 6511-A THUNDERBIRD DRIVE, NASHVILLE, TN 37209
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES 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 we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 15th day of October, 19 96

DORIS L. HODGES
By: Doris L. Hodges

DANNIE HODGES, ATTORNEY-IN-FACT
Dannie Hodges

BOOK 10228 PG 88

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 DANNIE HODGES, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument on behalf of DORIS L. HODGES, UNMARRIED, as her Attorney-in-Fact, as the free act and deed of the within named DORIS L. HODGES, UNMARRIED.

WITNESS my hand and official seal at Nashville, Tennessee, this 15TH day of OCTOBER, 1996.

My Commission Expires: 07/26/97

NOTARY PUBLIC I. DYKE TATUM

0237028
IDENTIF. ↑ REFERENCE

96 OCT 17 AM 10:44

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

0983 10/17 0101 03CHECK 212.13

[redacted]



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

BOOK 10228 PG 89

RECEIVED OF _____

FOR _____

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	54900.00
			CON TX	203.13
			PRFEE	1.00
			WDEED	8.00
			TOTAL	212.13
			CHECK	212.13
10/17/96	01		10:46 0001	0983

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0237028
IDENTIF. ← REFERENCE

96 OCT 17 AM 10:44
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

№ 1078009

No. [redacted]