BOOK 4893 PAGE 547

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
McKINNEY and EVERETT
ATTORNEYS AT LAW
Suite One 1303 Gallatin Road, North
Madison, Tennessee 37115

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
ROBERT E. COGGINS (NAME)	SAME (NAME)	72-12 298
1812 Cloverleaf Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

mail -7

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100---------- ---------- ($10.00) -- *Dollars,*

cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable consideration,

I, MARY R. COGGINS, hereinafter called the GRANTOR,

have this day bargained and sold, and do hereby transfer and convey unto the said ROBERT E. COGGINS, hereinafter called the GRANTEE,

his *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being Lot No. 133 on the plan of Burchwood Gardens, Section II, as of record in Book 2900, page 66, Register's Office for said County.

Said lot fronts 106 feet on the westerly side of Cloverleaf Drive and runs back 121.43 feet on the northerly line and 177.25 feet on the southerly line to a dead line, which is a broken line, on which it measures 102.53 feet.

Being part of the property conveyed to Robert E. Coggins and wife, Mary R. Coggins, by deed from E. Graves Pate, Sr. and wife, Frieda Hays Pate, of record in Book 3223, page 9, said Register's Office.

Said property is owned by Robert E. Coggins and wife, Mary R. Coggins as tenants by the entirety, and it is the intent of this instrument to convey said property in fee simple to Robert E. Coggins, pursuant to T. C. A. 64-110.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $_____

Subscribed and sworn to before me, this the _____ day of April 19 74

Affiant

My commission expires: _____ (Affix Seal)

Notary Public

This is unimproved ( ) improved ( ) property, known as 1812 Cloverleaf Drive, Nashville, Tenn. (House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said GRANTEE,

his *(successors), heirs and assigns forever.* I *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said* GRANTEE,

his *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness my *hand this* 16th *day of* April, 19 74, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Mary R. Coggins

BOOK 4893 PAGE 548

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* MARY R. COGGINS

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 and official seal at Madison, *Tennessee, this* 16th *day of* April, *19*74

Commission expires May 13, 1975 *Notary Public*

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ..... *of the* ....., *the within named bargainor, a corporation, and that* .....*he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in ....., *this* .....*day of* ....., *19*.....

.....*Notary Public*

Commission expires .....

WARRANTY DEED

FROM

MARY R. COGGINS

TO

ROBERT E. COGGINS

MAR-4 75 MISC A* 4.00 * 4.00

C 8 9 4 9 5

IDENTIF. REFERENCE

MAR 4 11 57 AM '75

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Madison Title Company
320 Gallatin Road
MADISON, TENNESSEE 37115
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS