ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Virginia Garner Cole (NAME)	Same (NAME)	52-1-196.1
4132 Commercial Rd. Apt 508 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	ID 77120
Montgomery, Ala. 36106 (CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

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For and in consideration of the sum of Ten and no/100 ($10.00)---------- DOLLARS

and other good and valuable consideration, the receipt of which is hereby acknowledged, We, C. E. Garner and wife, Alice Garner

have bargained and sold, and by these presents do transfer and convey unto the said Virginia Garner Cole

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being the most northerly 100 feet of Lots Nos. 14, 15 and 16 of Block "F" on the Revised Plan of Power and Roth's Madison Park Subdivision, as of record in Book 843, Page 7, Register's Office for said County, described as follows:
Beginning at a point on the westerly margin of Walnut Street, same being the southeasterly corner of Lot No. 8 of said subdivision and the northeasterly corner of said Lot No. 16; thence westwardly with the northerly boundary line of Lots Nos. 16, 15 and 14 of said subdivision, 150 feet to a point; thence southwardly with the westerly boundary line of Lot No. 14 of said subdivision, 100 feet to a point; thence eastwardly 150 feet, more or less, to a point on the westerly margin of Walnut Street; thence northwardly with said margin, 100 feet to the point of beginning.

Being part of the same property conveyed to C. E. Garner and wife, Lillian Garner, by deeds from Margaret R. Tankersley, of record in Book 2740, page 259; and from Marie Hagen Fitzpatrick, of record in Book 3461, Page 431, both in said Register's Office; with the said Lillian Garner having since died.

unimproved ( )
This is improved (X) property, known as 846-848 Walnut St., Madison, Tennessee 37115
(House Number) (Street)

(P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 our hands this 7th day of May, 19 79.

C. E. Garner Alice Garner

STATE OF TENNESSEE
COUNTY OF SUMNER

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named C. E. Garner and wife, Alice Garner

the bargainor s, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Hendersonville, this 7th day of May, 19 79.

My commission expires 8/13/80 Notary Public M. L. Meiggs

STATE OF TENNESSEE
COUNTY OF _____

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

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

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 30,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Virginia A. Cole

Sworn to and subscribed before me
this 11th day of January, 1980.

~~My commission expires~~ _____ ~~Notary Public~~ W. W. Weeks
Leg. Reg

This instrument was prepared by:

LESEMANN & MEIGGS, ATTYS, 899 W. MAIN ST., HENDERSONVILLE, TN. 37075

Name Address

WARRANTY DEED

FROM C. E. Garner & wife, Alice Garner

TO Virginia Garner Cole

E 71849

IDENTIF. REFERENCE

JAN 11 3 08 PM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

0088

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR BOOK 5554 PAGE 150

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

30000.00- CO
78.00 CO TX
.50 PRFEE
6.00 WDEED
CHECK 84.50-
6840A01/11/80 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F71849

IDENTIF. REFERENCE

JAN 11 3 08 PM '80

FELIX Z. WILSON REGISTER
DAVIDSON CO. NASHVILLE, TENN.

No. 736374