# WARRANTY DEED

REAU E. FOLK, JR. FORM 5230

| MAP-PARCEL NUMBER(S) | NAME AND ADDRESS OF NEW OWNER(S) | SEND TAX BILLS TO |
|---|---|---|
| 168-170 | Mr. Joseph C. Daniels | First Tennessee Bank<br>P.O. Box 474<br>Memphis, TN 38101<br>BOOK 5594 PAGE 207 |
| FIELD BOOK NUMBER(S) | STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) | LOAN OR ACCOUNT NO. |
| 9D-52968 | 102-A Hester Beasley Road | PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED |

04/24 13:50- CHECK

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged,

ROY L. GODDARD and wife, EVELYN A. GODDARD

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto JOSEPH C. DANIELS

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 2 on the Joseph H. Mangum Subdivision, as of record in Book 4885, page 189, Register's Office for said County, to which plat reference is here made for a more particular description.

Being the same property conveyed to Roy L. Goddard and wife, Evelyn A. Goddard, by deed from Joseph H. Mangum and wife, Elizabeth L. Mangum, as of record in Book 5102, page 811.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered. , Except 1980 taxes which have been prorated and assumed by Grantee

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

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.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 22nd day of April , 1980.

Roy L. Goddard
Roy L. Goddard

Evelyn A. Goddard
Evelyn A. Goddard

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5594 PAGE 208

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named Roy L. Goddard and wife, Evelyn A. Goddard 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 Nashville, Tennessee, this, the 22 day of April, 19 80.

My commission expires: 7-27-81

Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

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

Witness my hand and official seal at _____, this, the _____ day of _____, 19____.

My commission expires: _____

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 45,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF April, 80

MY COMMISSION EXPIRES: 7-27-81 (AFFIX SEAL)

Notary Public

CHICAGO TITLE INS. CO.
FIRST AMERICAN CENTER
NASHVILLE, TENN. 37238

6-23787

WARRANTY DEED

FROM

ROY L. GODDARD AND WIFE

TO

JOSEPH C. DANIELS

F-86406

IDENTIF. REFERENCE

APR 24 9 30 AM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Please Return to:
ORTALE, KELLEY, HERBERT & CRAWFORD
23rd Floor, Life & Casualty Tower
Nashville, Tennessee 37219

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____ ____, 19____.

My commission expires: _____

Notary Public

**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

BOOK 5594 PAGE 209

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 |
|---|---|---|---|---|

450.00,00- CO
117.00 CO TX
.50 PRFEE
6.00 MOFEE
CHECK 123.50-
5230A04/24/80 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 86406

TENNESSEE REFERENCE

APR 24 9 31 AM '80

REGISTER
DAVIDSON COUNTY, TENN.

No. 754062