G.I.4583

BOOK 5670 PAGE 160

IDENTIF. REFERENCE

WARRANTY DEED

Oct 27 3 34 PM '80

(INSTRUMENT OF CORRECTION) FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TENN.

ADDRESS NEW OWNERS AS:	SEND TAX BILLS:	MAP AND PARCEL
GARY FRANKLIN VANOSDALE 2530 Franklin Road Nashville, Tennessee	SAME	18-02-96 BH/185 (I) 118-02-197 BH/1425 (II)

THIS INSTRUMENT is to correct the amount of actual consideration shown in the original Warranty Deed recorded on October 7, 1980, at 9:24 A.M. in Book 5661, Page 187, Register's Office for Davidson County, Tennessee, by which it was intended that Bobby R. Deal and wife, Wanda J. Deal, Grantors, transfer and convey unto the said Gary Franklin Vanosdale, the Grantee, his successors, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows, to-wit:

TRACT I

LAND in Davidson County, Tennessee, being the westerly part of Lots No. 24 and 25 on the Plan of George I. Waddey's Subdivision of Westwood, as of record in Book 332, page 99, Register's Office for said County.

SAID part of Lots No. 24 and 25 front together 100 feet on the easterly side of Eighth Avenue, South of Franklin Pike, as now located, and runs back between parallel lines with the northerly margin of Biloxi Street, 72 feet to the west line of the property.

BEING the same property conveyed to Bobby R. Deal and wife, Wanda J. Deal, by deed from the Mount National Bank of Maryville, Maryville, Tennessee, solely in its capacity as Successor Trustee of The Woodlawn Memorial Park Perpetual Care Fund, of record in Book 5013, page 226, Register's Office for Davidson County, Tennessee.

TRACT II

LAND in Davidson County, Tennessee, being part of Lot No. 24 and the easterly part of Lot No. 25 on the Plan of George I. Waddey's Subdivision of Westwood, as of record in Book 332, page 99, REgister's Office for said County.

BEGINNING at the northwest corner of Biloxi Street and the first alley east of Eighth Avenue, South; thence with the northerly margin of Biloxi Street, westwardly 94 feet thence northwardly 99.2 feet; thence eastwardly 19.7 feet; thence southwardly 9.2 feet; thence eastwardly 74.3 feet to the westerly margin of an alley; thence with said alley 90 feet to the beginning.

BEING the same property conveyed to Bobby R. Deal and wife, Wanda J. Deal, by deed from Johnny S. Daniels and wife, Doris Daniels, of record in Book 5661, page 184, Register's Office for Davidson County, Tennessee.

This is improved property known as 2530 Franklin Road, Nashville, Tennessee.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the said Gary Franklin Vanosdale, the Grantee herein, his heirs and assigns, forever. And we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered except for a Deed of Trust of record in Book 5101, page 160, Register's Office for Davidson County, Tennessee, Deed of Trust of record in Book 5299, page 792, Register's Office for Davidson County, Tennessee and a Vendor's Lien retained in the deed of record in Book 5197, page 90, Register's Office for Davidson County, Tennessee, and certain back taxes owing to the Metropolitan Government of Nashville and Davidson County, Tennessee. And we do further covenant and bind ourselves, our heirs and representatives to warrant and forever defend the title to said real estate to the said Gary Franklin Vanosdale, his (successors), heirs and assigns, against the lawful claims of all persons.

WITNESS our hands this the 22 day of October, 1980.

Bobby R. Deal
BOBBY R. DEAL

Wanda J. Deal
WANDA J. DEAL

STATE OF TENNESSEE)
COUNTY OF DAVIDSON) SS:

Personally appeared before me, a Notary Public, in and for said County and State, Bobby R. Deal and wife, Wanda J. Deal, the within named bargainors, with whom I am personally acquainted, and who acknowledge that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 22 day of October, 1980.

John T. Corkan, Jr.
NOTARY PUBLIC

My Commission Expires: My Commission Expires July 17, 1983

STATE OF TENNESSEE)
COUNTY OF DAVIDSON) The actual consideration or value whichever is greater, for this transfer is $175,000.00.

Subscribed and sworn to before me this 22 day of October, 1980.

Bobby R. Deal
Affiant

Wanda J. Deal
Affiant

John T. Corkan, Jr.
Notary Public

My Commission Expires: My Commission Expires July 17, 1983

THIS INSTRUMENT PREPARED BY:

JOE P. BINKLEY, Attorney-at-Law
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