Crawford
[illegible] & Tower

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
103-4-353	Barbara Ann Couch	Barbara Ann Couch
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO.
25W-4135	4101 Utah Avenue	PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

BOOK 5688 PAGE 101

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,

H. W. FARMER and wife, GERALDINE FARMER

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto BARBARA ANN COUCH

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 the easterly 50 feet of Lot No. 83 on the Plan of West End Annex as subdivided by the Sylvan Park Land Company, as of record in Book 332, page 61, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 83 fronts 50 feet on the southerly side of Utah, formerly 7th Street, and runs back between parallel lines along the westerly margin of 41st Avenue North, formerly Sylvan Street, 163.3 feet to a 20 foot alley in the rear.

Being the same property conveyed to H. W. Farmer and wife, Geraldine Farmer, by deed from Robert Love Roland and wife, Joyce H. Roland, as of record in Book 5364, page 522, Register's Office for Davidson County, Tennessee.

H. W. FARMER and HUGH W. FARMER being the one and same person.

The provisions of the contract for sale of real estate between Grantors and Grantee dated November 18, 1980 shall survive closing.

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.

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 8th day of December, 1980.

Geraldine Farmer

H. W. Farmer

Attorney in Fact for the said H.W.Farmer by Power of Attorney recorded simultaneously herewith.

By: Geraldine Farmer, Attorney in Fact

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

BOOK 6108 PAGE 102

On this 8th day of December, 1980, before me personally appeared Geraldine Farmer, to me known to be the person who executed the foregoing instrument for the purposes therein contained and who executed the foregoing instrument in behalf of H. W. Farmer, being the one and same person as Hugh W. Farmer, and acknowledged that she executed the same as the free act and deed of the said H. W. Farmer.

Witness my hand and official seal at Nashville, Tennessee.

NOTARY PUBLIC

My Commission expires: 7-27-81

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

$ 53,950.00 Barbara Ann Couch
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF December 1980

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

320948

IDENTIF. REFERENCE

DEC 9 3 16 PM '80

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

WARRANTY DEED

FROM
H. W. FARMER AND WIFE

TO
BARBARA ANN COUCH

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 5688 PAGE 103

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

[illegible] CO
146.14 CO TX
.50 PRFEE
6.00 WDEED
CHECK 146.64-
[illegible] BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

320948

IDENTIF. REFERENCE

DEC 9 3 18 PM '00

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

No. 796292