262 12/15 97.50- CHECK

WARRANTY DEED

BOOK 5690 PAGE 373

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $35,000.00

Virginia A. Calderon
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF December 1980.

Notary Public

MY COMMISSION EXPIRES: My Commission Expires Jan. 22, 1984

THIS INSTRUMENT WAS PREPARED BY: Douglas R. Berry, 907 Two Mile Pky., Goodlettsville, TN 37072

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
VICTORIANO C. CALDERON, JR., et ux (NAME)	SECURITY FEDERAL SAVINGS & LOAN (NAME)	51-4
302 Rising Sun Lane (STREET ADDRESS OR ROUTE NUMBER)	4235 Hillsboro Road (STREET ADDRESS)	85 & 86
Old Hickory, TN. 37138 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37215 (CITY) (STATE) (ZIP)	11D 47870 11D 47865

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, FREDEREC BARNETTE COTHREN, II

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO VICTORIANO C. CALDERON, JR. and wife, VIRGINIA A. CALDERON

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Being Lots No. 24 & 25 on the Map of Madison Realty Company's Subdivision at Madison, Tennessee, as of record in Book 547, page 164, Register's Office for Davidson County, Tennessee.

Said Lots No. 24 & 25 adjoin and front together 100 feet on the southerly side of Harrington Avenue and run back between parallel lines 190 feet to a dead line.

Being the same property conveyed to Frederec Barnette Cothren, II by divorce decree of record in Book 5275, page 219, Register's Office for Davidson County, Tennessee, and being part of the same property conveyed to Frederec B. Cothren, II and wife, Marilee Easter Cothren by deed from Frederec B. Cothren and wife, Edythe S. Cothren, of record in Book 4922, page 647, Register's Office for Davidson County, Tennessee.

Tawnie J. Cothren, spouse of the said Grantor, joins in this deed for the purpose of conveying any interest she may have in the said property.

This is unimproved ( ) improved (X) property, known as 106 Harrington Avenue, Madison, Tennessee 37115
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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. Wherever 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 hand s this 12th day of December, 19 80

Frederec Barnette Cothren
FREDEREC BARNETTE COTHREN, II

Tawnie J. Cothren
TAWNIE J. COTHREN

BOOK 5690 PAGE 374

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Frederec Barnette Cothren, II and Tawnie J. Cothren

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 Goodlettsville, Tennessee this 12th day of December, 19 80

Karen A. Tippett Notary Public

Commission Expires My Commission Expires Jan. 22, 1984

KAREN B. TIPPETT NOTARY PUBLIC DAVIDSON COUNTY

STATE OF
County

Before me, , a Notary Public within and for the State and County aforesaid, personally appeared and , with whom I am personally acquainted and who upon { his oath / their several oaths } acknowledged { himself / themselves } to be the and respectively of the the within named bargainor, a corporation, and that { he / they } 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 official seal at office at on this the day of , 19

My commission expires Notary Public

WARRANTY DEED

FROM
FREDEREC BARNETTE COTHREN, I

TO
VICTORIANO C. CALDERON, JR., et ux

32.1941

mail en

IDENTIF. REFERENCE

DEC 15 11 27 AM '80

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

DOUGLAS R. BERRY
Attorney At Law
907 Two Mile Pky.
Goodlettsville, TN 37072
(615) 859-4086

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 5690 PAGE 375

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
			35000.00- CO	
			91.00 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	97.50-
02624		12/15/80	BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

321941

IDENTIF. REFERENCE

DEC 15 11 27 AM '80

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

No. 797533