THIS INSTRUMENT PREPARED BY PATRICK A. TURRI, 1004 W. McKennie Nash. TN 37206

33-1 22 JW

WARRANTY DEED FORM 20 (REV. 4-69) Ambase-Nashville

BOOK 5695 PAGE 914

For and in Consideration of the sum of ------THIRTY-SEVEN THOUSAND AND NO/100----------

----------37,000.00---------- **Dollars,**

CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED. I, AGNES S. FREEMAN, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO PATRICK A. TURRI ET UX PATRICIA F. TURRI, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, AS FOLLOWS:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING THE WESTERLY PART OF LOT NO.8 AND THE EASTERLY PART OF LOT NO. 7 OF BLOCK "A" ON THE MAP OF TIM H. MOORE'S SUBDIVISION OF LOTS NOS. 2, 3 AND PARTS OF LOTS NOS. 4 AND 5 IN A. W. JOHNSON AND G. P. SMITH'S SUBDIVISION AS OF RECORD IN BOOK 332, PAGE 107, REGISTER'S OFFICE FOR SAID COUNTY, BEING LOT NO. 2 ON THE UN-RECORDED PLAN OF J.H. CHERRY'S SUBDIVISION OF LOTS NOS. 6, 7 AND 8 OF BLOCK "A" IN TIM H. MOORE'S SUBDIVISION, DESCRIBED ACCORDING TO A SURVEY MADE BY LEWIS D. JUSTICE, SURVEYOR, SEPTEMBER 20, 1949, AS FOLLOWS:

BEGINNING AT A POINT ON THE SOUTHERLY MARGIN OF MCKENNIE AVENUE 110 FEET EASTERLY FROM THE SOUTHEAST CORNER OF MCKENNIE AVENUE AND LAURENT AVENUE; THENCE WITH THE SOUTHERLY MARGIN OF SAID MCKENNIE AVENUE, EAST-WARDLY 55 FEET TO A POINT; THENCE SOUTHWARDLY 194.7 FEET TO A POINT ON THE NORTHERLY MARGIN OF A 12-FOOT ALLEY; THENCE WITH THE NORTHERLY MARGIN OF SAID 12-FOOT ALLEY, WESTWARDLY 38.7 FEET TO A POINT; THENCE NORTHWARDLY 54.9 FEET TO A POINT; THENCE WESTWARDLY 16.3 FEET TO A POINT; THENCE NORTHWARDLY 139.8 FEET TO THE BEGINNING.

BEING PART OF THE PROPERTY CONVEYED TO JAMES H. CHERRY BY DEED FROM R.E. GRAVES AND WIFE, OF RECORD IN BOOK 1716, PAGE 629, SAID REGISTER'S OFFICE.

RESTRICTIVE COVENANTS CONTAINED IN DEED FROM NASHVILLE TRUST COMPANY TO N. G. MADDUX, OF RECORD IN BOOK 1036, PAGE 308, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE AND ALSO EASEMENTS FOR SEWER ACROSS SAID PREMISES.

BEING THE SAME PROPERTY CONVEYED TO TRACY A. FREEMAN AND WIFE, AGNES S. FREEMAN BY DEED FROM JAMES H. CHERRY, OF RECORD IN BOOK NO.1783, PAGE

THIS IS IMPROVED PROPERTY KNOWN AS 1004 WEST MCKENNIE AVENUE, NASHVILLE, TENNESSEE 37206.

Buyer's Tax Bills
Patrick A. Turri et ux
1004 West McKennie Ave
Nash. Tenn. 37206

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging, to the said PATRICK A. TURRI et ux PATRICIA F. TURRI (GRANTEES) AND THEIR heirs and assigns, forever. And I do covenant with the said GRANTEES that I AM lawfully seized and possessed of said land in Fee Simple; have a good right to convey it, and the same is unincumbered.

And I do further covenant and bind MYSELF, AND MY heirs and representatives, to warrant and forever defend the title to said land to the said GRANTEES, THEIR heirs and assigns, against the lawful claims of all persons whomsoever.

Witness MY hand, this 30th day of DECEMBER, 1980

Agnes S. Freeman

ACKNOWLEDGMENT BEFORE NOTARY PUBLIC.

BOOK 5695 PAGE 916

STATE OF TENNESSEE DAVIDSON COUNTY

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $.....37,000.00....., which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Patricia A. Turri
Affiant

Subscribed and sworn to before me, this the 29th day of December, 19 80.

D. Mildred Johnson
Notary Public

My commission expires April 18, 1982

ACKNOWLEDGMENT BEFORE NOTARY PUBLIC

STATE OF TENNESSEE DAVIDSON COUNTY

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named AGNES S. FREEMAN

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

Witness my hand and official seal, at Nashville, Tennessee, this 30 day of Dec., 1980.

My Commission Expires May 13, 1981

Mildred Plummer
Notary Public

STATE OF TENNESSEE, ...COUNTY.

Register's Office, ..., 19....

I, ..., Register of said County, do certify that the foregoing Deed and Certificate are registered in said office, in Book No....., page.....; that they were received....., 19...., at.....o'clock....M., and entered in Note Book ....., Page.....

.....

2858 12/31 109.70- CHECK

BOOK 5695 PAGE 917

Warranty Deed

FROM

AGNES S. FREEMAN

TO

PATRICK A. TURRI et ux

PATRICIA F. TURRI

STATE OF TENNESSEE

DAVIDSON COUNTY

Register's Office

Received for record the.....day of

....., A.D. 19.....,

at.....o'clock.....M. Noted in Note

Book....., page....., and recorded in

Warranty Deed Book No....., Page.....

State Tax .....$.....

Register's Fee .....$.....

Total .....$.....

Paid this.....day of....., 19....

.....

Register

Form 20 Ambrose-Nashville
(REV. 4-69)

G 23829

FEE $

IDENTIF. REFERENCE

DEC 31 10 34 AM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 5695 PAGE 918

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
			37000.00- CO	
			96.20 CO TX	
			.50 PRFEE	
			12.00 WDEED	
			CHECK	108.70-
2858A	12/31/80		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 2 3 8 2 3

IDENTIF. REFERENCE

DEC 31 10 34 AM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 800036