| ADDRESS NEW OWNER(S) AS FOLLOWS | SEND TAX BILLS TO | MAP-PARCEL NUMBERS: |
|---|---|---|
| Joel Moseley and wife, Susan Moseley | Security Federal Savings and Loan | 104-11-342 |
| (NAME) | (NAME) | |
| 2012 25th Avenue South | Post Office Box 15917 | |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Nashville, TN 37212 | Nashville, TN 37215 | |
| (CITY) (STATE) (ZIP CODE) | (CITY) (STATE) (ZIP CODE) | |

**WARRANTY DEED** BOOK 5865 PAGE 474

For and in consideration of the sum of one hundred forty-five thousand ($145,000)---------- DOLLARS

$90,000 of which is to be cash in hand paid at the closing with Joel Moseley and wife, Susan Moseley executing and delivering two promissory notes secured by a deed of trust in the amounts of $35,000 and $20,000 for the balance.

Eleanor F. Morrissey, a widow

have bargained and sold, and by these presents do transfer and convey unto the said Joel Moseley and wife, Susan Moseley

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

BEING the North 165 feet of Lot No. 98 on the Map of Bransford Realty Company's Subdivision of Edgar Jones Homes Place, as of record in Book 421, page 7, Register's Office, Davidson County, Tennessee.

SAID Part of Lot 98 fronts 165 feet on the east side of 25th Avenue South and runs back between parallel lines 165 feet to an alley.

BEING the same property conveyed to Ralph G. Morrissey and wife, Eleanor F. Morrissey, by deed from Charles A. Thomas, Jr. and wife, Zelma F. Thomas, of record in Book 1762, page 65, said Register's Office. The said Ralph G. Morrissey having since died.

Grantor conveys the above property subject to the lien of current year's taxes.

unimproved ( )
This is improved ( X ) property, known as 2012 25th Avenue South (House Number) (Street)
Nashville, TN 37212 (P. O. Address) (City or Town) (Zip Code)

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.

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.

Witness our hands this 33rd day of March, 19 82.

Eleanor F. Morrissey
Eleanor F. Morrissey

BOOK 5865 PAGE 475

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Frank J. Hostetter, Jr., a Notary Public in and for said County and State, the within named Eleanor F. Morrissey

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, this 23rd day of March, 1982.

My commission expires 1-22-84 Notary Public Frank J. Hostetter, Jr.

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ 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 seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 145,000 This is equal to or greater than the property would bring at a fair and voluntary sale.

Joel H. Moseley

Sworn to and subscribed before me this 23 day of March, 1982.

My commission expires 1-22-84 Notary Public Frank J. Hostetter, Jr.

LDW:

This instrument was prepared by:
Woods, Bryan, Woods & Watson, A Professional Law Association, 121 17th Avenue South Nashville, TN 37203

Name Address

WARRANTY DEED

FROM Eleanor F. Morrissey

TO Joel Moseley and wife, Susan Moseley

G 8 4 5 3 8

MAIL ENV.

INDEX REFERENCE

Mar 25 9 14 AM '82

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

**OFFICIAL RECEIPT**

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR BOOK 5865 PAGE 476

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|
| | | | 146000.00- CO | |
| | | | 377.00 CO TX | |
| | | | .50 PRFEE | |
| | | | 6.00 WDEED | |
| | | | CHECK | 383.50- |
| 8605A03/25/82 | | | BAL | .00 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 6.45538

IDENTIFICATION REFERENCE

MAR 25 9 14 AM '82

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

No. 872890