2187

2083

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

MARBUT GLENN GASTON, JR., ATTY.
Suite 221, Continental Plaza
Nashville, Tennessee 37215

BOOK 5944 PAGE 873

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
M/Ms. Thomas C. Beatty M/Ms. LeRoy Payne (NAME)	New Owner (NAME)	133-1
512 Drake Ave (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	19
Nashville Tn 37211 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	FB# 6DA 37496

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, SADIE SMITH a single woman

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THOMAS C. BEATTY and wife CARRIE Z. BEATTY and LEROY PAYNE and wife, CAROLYN B. PAYNE

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

Being Lot No. 18 on the Plan of Coleman's Subdivision of Radnor College as of record in Plat Book 547, page 181, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Sadie Smith by deed from T. Gene Culberson and wife, Lois B. Culberson of record in Book 3508, page 323, said Register's Office.

This conveyance is made subject to: (1) All matters appearing on the Plan of record in Plat Book 547, page 181, said Register's Office.

unimproved ( )
This is improved (XX) property, known as 509 Drake Avenue Nashville, Tennessee 37211

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 30th day of September, 1982.

Sadie Smith

SADIE SMITH

BOOK 5944 PAGE 874

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 SADIE SMITH, 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 ~~30th~~ 1st day of ~~September~~ OCTOBER, 19 82.

My commission expires 21 OCT 1984 Notary Public Kay Randolph

STATE OF TENNESSEE
COUNTY OF _____

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ self to be _____ of the _____, the within named bargainor, a corporation, and that as such _____, 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 _____.

Witness my hand and official seal, at _____ this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

FILED
IDENTIF. REFERENCE
OCT 13 1982
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

H 1 1 0 5 2

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 5,950.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE ~~30th~~ 1st DAY OF ~~September~~ Oct., 19 82.

MY COMMISSION EXPIRES: 21 Oct 84 (AFFIX SEAL) Kay Randolph Notary Public

WARRANTY DEED

FROM
SADIE SMITH

TO
THOMAS C. BEATTY
and wife, CARRIE Z. BEATTY
and
LEROY PAYNE
and wife, CAROLYN B. PAYNE

First Title & Escrow Company, Inc.
P.O. Box 926
256 Highland Building
BRENTWOOD, TENNESSEE 37027-0926

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR BOOK 5944 PAGE 875

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
			5950.00- CO	
			15.34 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	21.84-
			2083A10/01/82 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H I E 0 5 2

IDENTIF. REFERENCE

OCT 1 3 18 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 902839