4027 12/07 100.10- Check

Box 30

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H 20534

IDENTIF. REFERENCE

DEC 7 4 09 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $36,000±

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6 DAY OF December 1982

Notary Public

MY COMMISSION EXPIRES: January 19, 1986

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SOUTHEAST TITLE of Tennessee, Inc.
Realtors Building 306 Gay Street Suite 203 Nashville, Tennessee 37201

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
BETTY J. HOLT (NAME)	SAME (NAME)	Map 52-13
2527 Miami Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par 32 & 33
Nashville, TN 37214 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, WILLIAM DECKER

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO BETTY J. HOLT

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:

Land in Davidson County, Tennessee, being Lots Nos. 6 and 7 on the Plan of M. C. McCauley's Subdivision, as of record in Book 547, page 123, Register's Office for said County.

Said Lots adjoin and front together 100 feet on the westerly side of Miami Avenue and run back 225 feet, more or less on the north line of Lot No. 7, and 225 feet, more or less on the south line of Lot No. 6, to the low water mark of the Cumberland River on which they measure 100 feet, more or less.

Being the same property conveyed to William Decker and wife, Hanna E. Decker by deed from G. Cooper Holt and wife, Beulah E. Holt, of record in Book 4144, page 320, Register's Office for said County, William Decker and Hanna E. Decker having since divorced and Hanna E. Decker subsequently transferring her interest in said property to William Decker, by decree, of record in Book 4498, page 822, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for 1983 and subsequent years, easements and restrictive covenants of record.

unimproved ( )
This is improved (X) property, known as 2519 and 2523 Miami Avenue, Nashville, TN 37214
(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 my hand this 6th day of December, 1982

William Decker

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named William Decker

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 6th day of December 1982.

Commission expires January 19, 1986

Notary Public

STATE OF TENNESSEE
Davidson 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 purposes 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

WILLIAM DECKER

TO

BETTY J. HOLT

SOUTHEAST TITLE
OF TENNESSEE, INC.
Realtors Building
306 Gay Street Suite 203
Nashville, Tennessee 37201

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

RECEIVED OF _____

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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

36000.00- CO
50.00 CO TX
.50 PRFEE
6.00 MISC
CHECK 106.10-
4087A18/07/82 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2053.4.

IDENTIF. REFERENCE

DEC 7 4 09 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 914356