BOOK 5993 PAGE 496 FORM NO. WD-1

H 26339

IDENTIF. REFERENCE

JAN 17 9 29 AM '83

FELIX Z. ... REGISTER
DAVIDSON CO., TN

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $13,200.00

Michael P. Hammond
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF January 19 83

Linda Woods
Notary Public

MY COMMISSION EXPIRES: 10/21/84

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Tom G. Coleman, Jr., Attorney, 9000 E. Church St., Brentwood, TN 37027
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
MICHAEL P. HAMMOND, ETUX (NAME)	New Owner (NAME)	Map 105-14
955 Greenland Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 146
Nashville, Tn. 37204 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	22W-02040

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, MARY C. DEAN MARSH AND HUSBAND, T. W. MARSH

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MICHAEL P. HAMMOND AND WIFE, CAROL A. HAMMOND

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 Lot No. 24 of Block 19 on the Plan of Yarbrough's Subdivision of Woodland, as of record in Book 161, Page 87, Register's Office for Davidson County, Tennessee.

Said Lot No. 24 fronts 50 feet on the westerly side of Wilson Avenue and runs back between parallel lines, 167.5 feet to an alley.

Being the same property conveyed to Roland A. Dean and wife, Mary C. Dean by deed from Thomas C. Binkley, Trustee of record in Book 5346, Page 754, and by deed of correction from Thomas C. Binkley, Trustee, of record in Book 5385, Page 708, Register's Office for Davidson County, Tennessee. The said Roland A. Dean having since deceased and Mary C. Dean having acquired title as surviving tenant by the entireties. The said Mary C. Dean having since remarried and her husband T. W. Marsh joins in this conveyance for the purpose of conveying any marital rights he may have.

This instrument is made subject to all applicable local government planning, building and zoning regulations.
Property conveyed "as is".

This is unimproved ( ) improved (XX) property, known as 2213 Lindell, Nashville, TN
(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 14th day of January, 19 83

Mary C. Dean Marsh

T. W. Marsh

STATE OF TENNESSEE
Davidson County } Williamson

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named MARY C. DEAN MARSH AND HUSBAND, T. W. MARSH

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 Brentwood, Tennessee, this 14th day of January 19 83

Commission expires 10/21/84

Linda Worden
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

MARY C. DEAN MARSH AND HUSBAND,

T. W. MARSH

TO

MICHAEL P. HAMMOND AND WIFE,

CAROL A. HAMMOND

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

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

RECEIVED OF _____

FOR _____

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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
			13200.00- CO	
			34.32 CO TX	
			.50 PRFEE	
			6.00 MDEED	
			CHECK	40.32-
1502A01/17/83			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 2 6 3 3 9

IDENT. REFERENCE

JAN 17 9 29 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 921563