OFFICIAL RECEIPT

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
Edward L. Niebruegge, et als	Same	Map 85-7
(NAME)	(NAME)	
220 Engel Avenue		Parc. 386 RS
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Goodletsville, TN 37072		
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

BOOK 5934 PAGE 366
366

For and in consideration of the sum of Two Thousand Five Hundred & no/100 ($2,500.00) ---------- DOLLARS

cash paid by buyers, receipt of which sellers hereby acknowledge,

We, H. C. Seat and wife, Mary Ellis Seat,

have bargained and sold, and by these presents do transfer and convey unto the said Edward L. Niebruegge, Randal L. Miller and John L. Moore, d/b/a MNM Company

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

A certain lot or parcel of land situate, lying and being in the County of Davidson, State of Tennessee, a more particularly described as follows:

Being Lot No. 36 on the Plan of Cephas Woodard's Subdivision of Lots Nos. 5 and 6 of the Thomas Woodard Property of record in Book 161, page 174, Register's Office for said County.

Said Lot No. 36 fronts 50 feet on the westerly side of Cephas Avenue and runs back between parallel lines, 115 feet to an alley.

Being the same property conveyed to H. C. Seat and wife, Mary Ellis Seat, by deed from W. F. Seat and wife, of record in Book 1341, page 257, said Register's Office.

The above property is sold as is, with no implied warranties by sellers.

This is unimproved ( ) improved (X) property, known as 1907 Cephas Avenue (House Number) (Street)

Nashville, Tennessee (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 14TH day of JANUARY, 19 83.

H. C. Seat

Mary Ellis Seat

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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 H. C. Seat and wife, Mary Ellis Seat

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 Nashville, this 14TH day of JANUARY, 1983.

My commission expires 4-30-86 Notary Public Harold E. Collins

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 $ 2,500.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Edward L. Niebuegge

Sworn to and subscribed before me
this 14th day of JANUARY, 1983.

My commission expires 4-30-86 Notary Public Harold E. Collins

This instrument was prepared by:
H. E. Collins, Attorney, 802-51st Avenue, North, Nashville, TN 37209
Name Address

1846 WARRANTY DEED - CHECK 13.80

FROM

TO

$2.50

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

FELIX Z. WILSON III, REGISTER
DAVIDSON COUNTY, TENN.
JAN 18 12 30 PM '83

IDENTIF. REFERENCE

H 26625

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

RECEIVED OF _____

FOR BOOK 5994 PAGE 268

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

EXEMPT- CO
6.50 CO TX
.50 PRFEE
6.00 MDEED
CHECK 13.00-
[illegible] BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 921896

NASHVILLE BUSINESS FORMS, INC. • NASHVILLE, TENN. 37202 • (615) 327-1136