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H28014

RUSH

IDENTIF. REFERENCE

JAN 26 10 00 AM '83

FELIX Z. NILSON II REGISTER
DAVIDSON COUNTY, TN

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $74,500.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES: 4-7-83

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

SATURN & MAZER, Attys. 20th Floor, First American Center, Nashville, Tenn. 37238
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
BOBBY G. ROUSE (NAME)	S A M E (NAME)	118-9
1002 Sutton Hill Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	141
Nashville, Tenn. 37204 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	16DA 13300

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, CHARLES SUTTLE and SANDRA R. SUTTLE JOHNSON, the heirs at law of CHRISTINE WYATT SUTTLE, and PAMELA SUTTLE, wife of CHARLES SUTTLE, and IKE A. JOHNSON, husband of SANDRA R. SUTTLE JOHNSON, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO BOBBY G. ROUSE,

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:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

BEING parts of Lots Nos. 6 and 7 of Block "F" on the Map of Battlefield Estates, Section No. 2. as of record in Book 843, page 108, Register's Office for said County and described as follows:

BEGINNING at a point in the Northerly margin of Sutton Hill Road, 110 feet West of the Northwest intersection of said Road and Craig Avenue, being the Southwest corner of part of Lot No. 7 conveyed to Edith L. S. Cox by deed from C. B. Kelley, of record in Book 1077, page 521, said Register's Office; thence along Cox's Westerly line, crossing the common line of Lots 6 and 7, at 66.63 feet, in all along said line 169.83 feet to a point in the line between Lots. Nos. 5 and 6; thence with the line between said lots Westerly 22.8 feet to an iron pin, the common corner of Lots Nos. 4, 5, 6 and 7; thence Southwesterly across Lot No. 7 , 87.5 feet to a point in the common line of Lots Nos. 3 and 7, which is 33 feet South of the common Westerly corner of Lots Nos. 4 and 7; thence with the line between Lots Nos. 3 and 7, Southerly 116.5 feet to a point in the North margin of Sutton Hill Road, the common Southerly corner of Lots Nos. 3 and 7; thence with the said margin of said road, Easterly 70 feet to the beginning.

BEING the same property conveyed to Christine Wyatt Suttle and husband, Robert Suttle by Quitclaim Deeds of record in Book 4821, page 961, and Book 4821, page 963, Register's Office for Davidson County, Tennessee. The said Robert Suttle died leaving Christine Wyatt Suttle as the surviving tenant. The said Christine Wyatt Suttle has since died; her heirs at law join in this deed.

unimproved ( )
This is improved (X) property, known as 1002 Sutton Hill Road, Nashville, Tennessee 37204
(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

CHARLES SUTTLE SANDRA R. SUTTLE JOHNSON PAMELA SUTTLE

x

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 CHARLES SUTTLE AND WIFE, PAMELA SUTTLE and SANDRA R. SUTTLE, ~~single~~, now Sandra R. Suttle, her husband

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

Commission expires 4-17-13

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

TO

PREPARED BY:

SATURN & MAZER, Attorneys
20th Floor
First American Center
Nashville, Tennessee 37238

Phone: 259-3666

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
			74500.00- CO	
			193.70 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	200.20-
346601/26/83			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H28014

T IDENTIF. REFERENCE

JAN 26 10 00 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 925780