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BOOK 6003 PAGE 775

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

67,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF February, 19 83

Notary Public

MY COMMISSION EXPIRES: 4/22/84

(AFFIX SEAL)

IDENTIF. REFERENCE

FEB 8 9 01 AM '83

REGISTER
DAVIDSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
Foley & Weiss, Attorneys, 1208 Fidelity Federal Building, Nashville, TN 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jonathan Caplan (NAME)	The Lomas & Nettleton Company (NAME)	104-10-49
3512 Richardson Avenue (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 62926 (STREET ADDRESS)	26W-8175
Nashville, TN 37205 (CITY) (STATE) (P. O. ZIP)	Virginia Beach, VA 23462 (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, Evangelist G. Choate, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jonathan Caplan and Kathy M. Caplan, his wife

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:

Being Lot No. 11 on the Plan of Elmington Place Subdivision, as of record in Book 547, page 59, Register's Office for said County.

Said Lot No. 11 fronts 52 feet 9 inches on the northerly side of Richardson Avenue and extends back 182 feet on the westerly line and 190 feet on the easterly line, to a dead line in the rear, measuring 50 feet 10 inches thereon.
Being the same property devised to Evangelist G. Choate under the will of Elizabeth Patton Gaffney of record in Will Book 114, page 58, Probate Court Clerk's Office for said County.

THIS conveyance is subject to any and all restrictions and easements of record.

This is unimproved (X) improved ( ) property, known as 3512 Richardson Avenue (House Number) (Street) Nashville, TN 37205 (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 4th day of February, 19 83

Evangelist G. Choate

Evangelist G. Choate, unmarried

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned Evangelist G. Choate, unmarried, a Notary Public in and for said County and State, the within named

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, Tennessee, this 4th day of February, 1983.

Commission expires 4/22/84

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

Evangelist G. Choate, unmarried

TO

Jonathan Caplan

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

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

67000.00-	CO	
174.20	CO TX	
.50	PRFEE	
6.00	MDEED	
CHECK		180.70-
595102/08/83	BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H30049

IDENTIF. REFERENCE

FEB 8 9 01 AM '83

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 928154