BOOK 6044 PAGE 581

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 74000.00

Nelson W. Holt Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26 DAY OF April 1983

M L Randall
Notary Public

MY COMMISSION EXPIRES: 6/22/84
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
J. A. Carney, Attorney (NAME) Stahlman Building Nashville, Tenn. 37201 (ADDRESS)

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Nelson W. Holt, Jr. (NAME) | Same (NAME) | Map 82-7 |
| 4429 Saunders Avenue (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | Par. 260 |
| Nashville, Tenn. 37207 (CITY) (STATE) (P. O. ZIP) | (CITY) (STATE) (ZIP) | 20W 18490 |

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 E. Binkley and Johnny Burroughs, as tenants in common.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Nelson W. Holt, Jr., an unmarried person

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 the westerly 47 feet of Lot No. 115 and all of Lots Nos 116 and 117 on the unrecorded portion of John W. Bryan's Addition to Edgefield, now East Nashville, described as follows:

Beginning at the southeast corner of Meridian Street and Berry Street; thence with the southerly margin of Berry Street, eastwardly 164 feet; thence southwardly 165 feet to the northerly margin of an alley; thence, with said alley, westwardly 164 feet to the easterly margin of Meridian Street; thence, with said street, northwardly 165 feet to the beginning.

Being the same property conveyed to Charles E. Binkley and Johnny Burroughs, as tenants in common, by deed from James K. Eaton and Grady L. Hall, as of record in Book 5924, Page 602, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to a Vendor's Lien of record in Book 5683, Page 115, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 2123-25 (House Number) Meridian Street (Street) (P. O. Address) Nashville, Tenn. 37207 (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 hands this 26th day of April, 1983

Charles E. Binkley

Johnny Burroughs

STATE OF TENNESSEE
Davidson County

BOOK 6044 PAGE 582

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Charles E. Binkley and Johnny Burroughs

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 26 day of April 19 83

Commission expires 6/22/84

M L Randall
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

M. L. RANDALL NOTARY PUBLIC DAVIDSON COUNTY

WARRANTY DEED

FROM

Charles E. Binkley et al

TO

Nelson W. Holt, Jr.

H 4 4 0 8 5

IDENTIF. REFERENCE

APR 26 2 07 PM '83

FELIX E. WILSON II REGISTER
DAVIDSON COUNTY, TN

RUSH

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

04/26 133.33- CHECK

# OFFICIAL RECEIPT

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

RECEIVED OF BOOK 6044 PAGE 583

FOR

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|
| | | | 74000.00- | CO |
| | | | 192.40 | CO TX |
| | | | .50 | PRFEE |
| | | | 6.00 | WDEED |
| | | | CHECK | 198.90- |
| 2957A | 04/26/83 | | BAL | .00 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 4 4 0 8 5

IDENTIF. REFERENCE

APR 26 2 07 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 944608