FORM NO. WD-1

BOOK 6166 PAGE 937

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $54,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF October, 1983

Notary Public

MY COMMISSION EXPIRES: 4-5-87

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Pedigo & Saindon, Attorneys, 301 Stahlman Building _ Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
F. Marie Fox (NAME)	F. Marie Fox (NAME)	95-1-11
2134 Guaranty Drive (STREET ADDRESS OR ROUTE NUMBER)	2134 Guaranty Drive (STREET ADDRESS)	
Nashville, Tennessee 37214 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37214 (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, Doris R. Benward, now Taft, and husband, J. C. Taft

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO F. Marie Fox

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. 77 on the Map of Donelson Hills Subdivision, as of record in Book 2331, pages 22 and 23, Register's Office for said County.

Said Lot No. 77 fronts 75 feet on the north side of Guaranty Drive and runs back 153.8 feet on the westerly line and 178 feet on the easterly line to a dead line, which is a broken line, measuring 104.4 feet thereon.

Being the same property conveyed to Edward N. Benward and wife, Doris R. Benward by deed from Evans and Crockett, Inc., of record in Book 2644, page 391, said Register's Office. The said Edward N. Benward and Doris R. Benward are divorced by a Decree of record in Book 3677, page 470, said Register's Office. By deed of record in Book 3677, page 485, said Register's Office, the above described property was vested in Doris R. Benward. The said Doris R. Benward has remarried and is now Doris R. Benward Taft. J. C. Taft, husband of Doris R. Benward Taft joins in this instrument to convey any and all rights that he might have in the above described property.

This conveyance is made subject to restrictive covenants of record in Book 2396, page 365, said Register's Office, and the Plan of record in Book 2331, pages 22 and 23, said Register's Office, which shows an Owner's Certificate, certain setback lines and easements.

This is unimproved { } / improved {x} property, known as 2134 Guaranty Drive (House Number) (Street) Nashville, Tennessee (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 hands this 31st day of October, 1983

Doris R. Benward Taft

J. C. Taft

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Doris R. Benward Taft and husband, J. C. Taft

the bargainors, 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 31st day of October 19 83.

Commission expires 4-5-87

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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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

9075 10/31 146.90- CHECK

WARRANTY DEED

FROM

Doris R. Benward Taft and husband, J. C. Taft

TO

F. Marie Fox

H83419

IDENTIF. REFERENCE

Oct 31 2 35 PM '83

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

Fidelity & Southern

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____ BOOK 6166 PAGE 939

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
			54000.00- CAMT.	
			140.40 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 146.90-	
9075A	10/31/83	BAL	.00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H83419

IDENTIF. REFERENCE

OCT 31 2 35 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 990016