94-63 KJ

STATE OF TENNESSEE]
: ss.
COUNTY OF DAVIDSON]

Mail Tax Notices To:
Jerry Costa
506 Chesterfield Ave
Nashville, Tenn. 37212

PREPARED BY SMITH, SELLERS, & TOLBERT ATTYS
MURFREESBORO, TENNESSEE FROM S.T.
INFORMATION FURNISHED BY THE PARTIES

BOOK 6201 PAGE 373

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, the undersigned, JOHN L. MERRITT, have this day bargained and sold and do hereby transfer and convey unto JERRY COSTA, and wife, VIOLA COSTA, their heirs and assigns, forever, all of my right, title and interest in and to the following described house and lot of ground situated in the 3rd Civil District of Davidson County, Tennessee, and being described as follows, to-wit:

BEGINNING at a point in the southerly margin of Clovernook Drive approximately 209.5 feet from Lebanon Road; thence, S 59° W 56' 92.9 feet to an iron pin; thence, S 49° W 52' 46 feet to an iron pin; thence, S 3° W 43' 114.0 feet to an iron pin; thence, in a northeasterly direction 246 feet more or less to a point in the westerly margin of U. S. Highway 70-N; thence, with the margin of the same northerly 40 feet more or less to a point in the southerly margin of Clovernook Drive; thence, with the margin of the same 15 feet more or less to the beginning of a curve to the right having a radius of 25.00 feet a distance of 37.34 feet to a point in the southerly margin of Clovernook Drive; thence, with the margin of the same N 49° 00' W 209.5 feet more or less to the point of beginning.

BEING the same property which Maude L. Merritt conveyed a 1/4 interest to the undersigned, John L. Merritt, by Deed of record in Deed Book 5354, page 87, Register's Office of Davidson County, Tennessee, and a 3/4 undivided interest being conveyed to John L. Merritt by Deed from Carolyn Donelson Merritt van den Berg, et al, of record in Deed Book _____, page _____, Register's Office of Davidson County, Tennessee.

This Deed is subject to any transmission line easements that cross said property, and restrictions and zoning applicable to said property.

TO HAVE AND TO HOLD the said real estate, together with all the appurtenances, estate and title thereunto belonging unto

the said, JERRY COSTA, and wife, VIOLA COSTA, their heirs and assigns, forever.

WITNESS MY HAND on this the 5th day of December, 1983.

JOHN L. MERRITT

STATE OF TENNESSEE]
: ss.
COUNTY OF RUTHERFORD]

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named JOHN L. MERRITT, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS MY HAND and official seal at Murfreesboro, Tennessee, this the 14 day of December, 1983.

Notary Public

My Commission Expires: July 23, 1986

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that the actual consideration for this transfer, or value of the property transferred, whichever is greater, is $59,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me, this the 16th day of December, 1983.

Notary Public

My Commission Expires: 7-27-86

RUSH

H 9 3 8 5 0

IDENTIF. REFERENCE

Dec 27 11 37 AM '83

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

RECEIVED OF _____

FOR _____

BOOK 6201 PAGE 375

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

59000.00- CAMT.
153.40 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 159.90-
1860A12/27/83 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H S 3 8 5 0

IDENTIF. REFERENCE

DEC 27 11 37 AM '83

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 2403