THIS INSTRUMENT PREPARED BY: David R. Kennedy, Attorney, 4207 Lebanon Rd., Suite 100, Hermitage, TN (37076) (from information furnished by others)

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
H. T. Cobb (NAME)	Same (NAME)	83-7
2707 Dickerson Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	25
Nashville, TN 37207 (CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	27W-16570

WARRANTY DEED BOOK 6234 PAGE 716

For and in consideration of the sum of Ten and No/100 ($10.00) ---------- DOLLARS

and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, I, James C. Kincaid, Executor of the Estate of Barbara Nielsen a/k/a Barbara Dayle Munn Nielsen, who became deceased on March 28, 1983, and by virtue of Powers of Attorney from the decedent's only surviving heirs, Allen Blake Nielsen and Thomas Longworth Nielsen, respectively, of record in Book 6229, Page 303, and Book 6229, Page 306, Register's Office for Davidson County, Tennessee,

have bargained and sold, and by these presents do transfer and convey unto the said H. T. Cobb

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being the east half of Lot 7 on the west half of Lot 8, in George C. Water's Second Addition to Nashville, of record in Book 161, Page 172, Register's Office for said County.

Said parts of said lots adjoin and front together 100 feet on the northerly side of Waters Avenue and extend back northerly between parallel lines 160 feet to an alley in the rear.

BEING the same property conveyed to Barbara Nielsen by deed from Danny McIllvain et ux Sheila McIllvain of record in Book 5740, Page 720, Register's Office for Davidson County, Tennessee, the said Barbara Nielsen, a widow, having become deceased on March 28, 1983, and the said decedent being survived by two sons Allen Blake Nielsen and Thomas Longworth Nielsen.

The above property is subject to any liens, easements or restrictions of record in the Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 27 Waters Avenue (House Number) (Street)
Nashville, TN 37206 (P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 17th day of February, 1984.

ESTATE OF BARBARA NIELSEN

BY: James C. Kincaid
James C. Kincaid, Executor

ALLEN BLAKE NIELSEN &
THOMAS LONGWORTH NIELSEN

BY: James C. Kincaid
James C. Kincaid, Executor & per Powers of Attorney of record in Book 6229, Page 303, and Book 6229, Page 306, RODCT., respectively

BOOK 6234 PAGE 717

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James C. Kincaid, Executor of the Estate of Barbara Nielsen & by Powers of Attorney for Thomas Longworth Nielsen and Allen Blake Nielsen, only surviving children of the decedent, Barbara Nielsen,

the bargainors, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 17th day of February, 1984.

My commission expires 7-27-86 Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, , a Notary Public of the State and County aforesaid, personally appeared and with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged to be the and respectively of , the within named bargainor, a corporation, and that as such and executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said as and attesting the same by the said as .

Witness my hand and seal, at office in , this day of , 19 .

Notary Public

Commission expires

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 11,775.00 This is equal to or greater than the property would bring at a fair and voluntary sale.

James C. Kincaid, executor

Sworn to and subscribed before me this 17th day of February, 1984.

My commission expires 7-27-86 Notary Public

This instrument was prepared by:
DAVID R. KENNEDY, ATTORNEY, 4207 LEBANON ROAD, SUITE 100, HERMITAGE, TN 37076
Name (from information furnished by others) Address

WARRANTY DEED

FROM
BARBARA NIELSEN, ESTATE OF
THOMAS LONGWORTH NIELSEN and
ALLEN BLAKE NIELSEN

TO
H. T. COBB

Ticor Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

FILED
FEB 21 4 02 PM '84
DAVIDSON COUNTY, TN
REGISTER

IDENTIFICATION REFERENCE

10 4 2 6 7

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6234 PAGE 718

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
			11775.00- CAMT.	
			30.68 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	37.18-
4621	02/21/84		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 0 4 2 6 7 -

IDENTIF. REFERENCE

FEB 21 4 02 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 14788