FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 48,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF March 1984.

Notary Public

MY COMMISSION EXPIRES: Commission Expires Nov. 1, 1987

(AFFIX SEAL)

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THIS INSTRUMENT WAS PREPARED BY

David L. King (NAME) Langford, Switzer and King 2200 Hillsboro Rd. Nashville, Tn. 37212 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Emma N. Batson (NAME)	Metropolitan Federal S&L (NAME)	104-12
2100 18th Ave., South (STREET ADDRESS OR ROUTE NUMBER)	230 4th Avenue, North (STREET ADDRESS)	260
Nashville, Tn. 37208 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (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~~ I, Mervin R. Coleman, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Emma Neal Batson

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. 25 on the plan of Lenox Place, of record in Book 161, page 171, Register's office for said County.

Said Lot fronts 50 feet on the east side of 18th Avenue South, and runs back between parallel lines, along the south margin of Carmack Avenue, 140 feet to an alley in the rear.

Being the same property conveyed to Mervin R. Coleman by deed from Elizabeth R. Sanders, as devisee under the will of James Dale Spencer,Sr., a/k/a Jackson Dale Sanders, unmarried of record in Book 5467, page 334, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 2100 18th Avenue South (House Number) (Street) Nashville, Tennessee 37208 (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 First day of March, 19 84

Mervin R. Coleman

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, Martha M. Gentry, a Notary Public in and for said County and State, the within named Mervin R. Coleman, the bargainor, 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 Nashville, TN, Tennessee, this 1st day of March, 19 84.

My Commission Expires Nov. 1, 1987

Commission expires

Martha M. Gentry
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

MERVIN R. COLEMAN

TO

EMMA NEAL BATSON

I 0 6 0 0 8

IDENTIF. REFERENCE

MAR 1 2 32 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

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

RECEIVED OF _____

FOR _____

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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
			46000.00- CONT.	
			124.60 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	131.30-
6736A03/01/84			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I D 6 0 0 6

IDENTIF. REFERENCE

MAR 1 2 32 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 16833