B0441

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
Alan Umstead (NAME)	SAME (NAME)	72-9-397 & 398
1013 Carolyn Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37216 (CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

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WARRANTY DEED

For and in consideration of the sum of Forty-Four Thousand and 00/100---------- ----------($44,000.00) DOLLARS

We, NANETTE G. YOUNG and RUTH DRAPER ADAMS, Heirs under the Will of Jamie L. Y. Satterfield

have bargained and sold, and by these presents do transfer and convey unto the said ALAN UMSTEAD and wife, CATHY UMSTEAD

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

BEING Lot No. 53 on the Map of Irvington, of record in Book 843, page 60, Register's Office for Davidson County, Tennessee.

SAID Lot No. 53 fronts 60 feet on the northerly side of Carolyn Avenue and runs back between parallel lines 175 feet to a dead line in the rear.

BEING Lot No. 54 on the Plan of Irvington, as of record in Book 843, page 60, Register's Office for Davidson County, Tennessee.

SAID Lot No. 54 fronts 60 feet on the southerly side of Carolyn Avenue and runs back between parallel lines 175 feet to an alley.

BEING the same property conveyed to Hugh B. Moorman and wife, Jamie L. Moorman by two deeds; one from L. W. Young and wife, Nellie E. Young, of record in Book 1279, page 44, and one from R. D. Sanford and wife, of record in Book 1038, page 474, Register's Office for Davidson County, Tennessee. The said Hugh B. Moorman and wife, Jamie L. Moorman having since died.

This is improved ( ) unimproved (XX) property, known as 1013 Carolyn Avenue, Nashville, Tennessee 37216
(House Number) (Street)

(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 30th day of March, 1984.

NANETTE G. YOUNG

Ruth Draper Adams
RUTH DRAPER ADAMS

STATE OF TENNESSEE
COUNTY OF DAIVDSON

The undersigned

Personally appeared before me, Nanette G. Young and Ruth Draper Adams, a Notary Public in and for said County and State, the within named

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

Witness my hand and official seal at Nashville, Tennessee, this 30th day of March, 19 84.

My commission expires July 21st, 1984 Notary Public Thomas D. Gupton

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 $ 44,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Alan R. Umstead

Sworn to and subscribed before me this 30th day of March, 19 84

My commission expires July 21st, 1984 Notary Public Thomas D. Gupton

This instrument was prepared by:	
Guaranty Escrow Services, 300 James Robertson Parkway, Nashville, Tennessee 37201	
Name	Address

11:28 13

IDENTIF. REFERENCE

APR 2 1 09 PM '84

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN

THIS INSTRUMENT PREPARED BY
HOWSER, THOMAS, SUMMERS,
BINKLEY & ANDREW ATTORNEYS
300 COURT SQUARE BUILDING
NASHVILLE, TENN. 37201

WARRANTY DEED

FROM

Nanette G. Young and
Ruth Draper Adams

TO

Alan Umstead and wife,
Cathy Umstead

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

5165

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
			44000.00- CAMT.	
			114.40 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 120.90-	
5165A	04/02/84		BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 1 2 8 1 3 -

IDENTIF. REFERENCE

APR 2 1 09 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 25024