Instrument Prepared By:
ID B. HERBERT
Kelley, Herbert & Crawford
Floor, L & C Tower
le, Tennessee 37219

File 8

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
130-10-18	Mr/Mrs John Cheek Eason 4418 Forsythe Place Nashville, TN 37205	Commerce Union Bank One Commerce Place, Real Estate Div. Nashville, TN 37239
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO.
BM - 08630	4418 Forsythe Place	PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged,

BOOK 6266 PAGE 719

SARAH D'ATRI DOBSON, unmarried

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto JOHN CHEEK EASON and wife, MELISSA HERRMANN EASON

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being the east half of Lot No. 17 and the easterly 25 feet of the westerly one-half of Lot No. 17 on the Map of the Resubdivision of Lots Nos. 6, 7, 17, 26, 27 and 32 of Block "C" and a strip of ground 139-1/2 feet wide off the north part of Block "C" as shown on the Map of Belle Meade, as of record in Book 421, page 51 and Book 421, page 58, the plan of which Resubdivision is of record in Book 421, page 96.

Said part of Lot No. 17 fronts 125 feet on the north side of Forsythe Place and runs back between parallel lines, 232 feet to a dead line.

Being the same property conveyed to Sarah D'Atri Dobson by quitclaim deed from Howard M. Dobson, Jr., as of record in Book 6234, page 317, as to the east half of Lot No. 17 on the Map of the Resubdivision of Lots Nos. 6, 7, 16, 17, 26, 27 and 32 of Block "C" and a strip of ground 139-1/2 feet wide off the north part of Block "D" as shown on the Map of Belle Meade, as of recordin Book 421, page 51 and Book 421, page 96 and by Quitclaim deed from Mel C. Morris and wife, Lynette P. Morris, being filed simultaneously herewith, as to the easterly 25 feet of the westerly one-half of Lot No. 17 on the Plat showing a resubdivision of Lots 6, 7, 16, 17, 26, 27 and 32 of Block "C" and a strip of ground 139-1/2 feet wide off of the north part of Block "D" of Belle Meade as shwon on the Map of Belle Meade as of record in Book 421, page 51 and Book 421, page 58, the plan of which Resubdivision is of record in Book 421, page 96.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered., Except 1984 taxes which have been prorated and assumed by Grantees.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

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.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 6th day of April, 1984.

Sarah D'Atri Dobson

Sarah D'Atri Dobson

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named Sarah D'Atri Dobson, unmarried the bargainor(s), with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this, the 6th day of April, 19 84.

My commission expires: Nov 1, 1987

Christy Wilkins Quarles
Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____ the bargainor(s), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this, the _____ day of _____, 19____.

My commission expires: _____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 272,000.00
Amount

John Clark Eason

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF April, 19 84

MY COMMISSION EXPIRES Nov 1, 1987 (AFFIX SEAL)

Christy Wilkins Quarles
Notary Public

WARRANTY DEED

FROM SARAH D'ATRI DOBSON, unmarried

TO JOHN C. EASON AND WIFE

I 14256

IDENTIF. REFERENCE

APR 9 12 11 PM '84

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN

Returned to:

PERCY WILKINS, JR.
ATTORNEY AT LAW
2210 CRESTMOOR ROAD
P.O. BOX 150157
NASHVILLE, TENNESSEE 37215-0157

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires: _____
Notary Public

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

RECEIVED OF _____

FOR _____

BOOK 6266 PAGE 721

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

272000.00- CAMT.
707.20 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 713.70-
7022A04/09/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 14256

IDENTIF. REFERENCE

APR 9 12 11 PM '84

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 26827