nwd

This instrument prepared by: Robert L. Perry, Jr., Attorney
BALTHROP AND PERRY ATTORNEYS
Ashland City, Tennessee 37015

EWIN A. ALBERT and wife
FRANCES E. ALBERT

MAP: 230-111C

TO:

PARCEL: 94-2-193

RONALD D. DOGGETT and wife
Annetta O. Doggett
1711 Meridan Street
Nashville, TN 37207

SEND TAX BILLS TO SAME

WARRANTY DEED

For and in consideration of the sum of Ten Dollars ($10.00) and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, We, Ewin A. Albert and wife Frances E. Albert, Grantors herein; have bargained and sold and by these presents do transfer and convey unto Ronald D. Doggett and wife Annetta O. Doggett, Grantees herein, their heirs and assigns, a certain parcel of real property situated in Davidson County, Tennessee, to wit:

> BEING Lot No. 43 on the Plan of United Electric Railway's Company's Addition, of record in Book 161, page 8, Register's Office of Davidson County, Tennessee.
>
> SAID lot fronts 50 feet on the north side of Electric Avenue and runs back between parallel lines, 150 feet to an alley.
>
> AND BEING the same property conveyed to Ewin A.Albert, and wife Kathryn N. Albert by deed from D. J. Moore, unamrried of record at Book 2453, page 416, Register's Office of Davidson County, Tennessee. The said Kathryn N. Albert died in 1972, leaving fee title vested in Ewin A. Albert.
>
> FRANCES E. ALBERT, joins in this instrument to convey any marital interest she might have in the above described property as the wife of Ewin A. Albert, having married him since 1972.

To have and to hold the said parcel of real property, with appurtenances, estate, title, and interest thereto belonging unto the said Grantees, their heirs and assigns forever. We do covenant with Grantees that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that it is unencumbered unless otherwise herein set forth. We do further covenant and bind

3574 04/19 71.50 CHECK

ourselves and our heirs and representatives to warrant and forever defend the title unto said real property unto the Grantees, their heirs and assigns, against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF We have set our hands this the 31st day of March, 1984.

Ewin A. Albert

Frances E. Albert

STATE OF TENNESSEE §
§ ss.
COUNTY OF CHEATHAM §

Personally appeared before me, the undersigned, a Notary Public in and for said State and County the within named Ewin A. Albert and wife Frances E. Albert with whom I am personally acquainted and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office in Ashland City, Tennessee, this the 31st day of March, 1984.

NOTARY PUBLIC

My Commission Expires: 2-10-87

TINA HOKE NOTARY PUBLIC CHEATHAM COUNTY TN

IDENTIFICATION REFERENCE

11350

STATE OF TENNESSEE

COUNTY OF CHEATHAM

The actual consideration or value of property, (whichever is greater) is $25,000.00. This is equal to or greater than the property would bring at a fair and voluntary sale.

Ronald D Doggett

SWORN TO and subscribed before me this the 31st day of March, 1984.

NOTARY PUBLIC

My Commission Expires: 2-10-87

TINA HOKE NOTARY PUBLIC CHEATHAM COUNTY TN

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

RECEIVED OF _____

FOR _____

BOOK 6273 PAGE 313

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

25000.00- CAMT.
65.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 71.50-
9574A04/19/64 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 1 6 3 6 0

IDENTIF. REFERENCE

APR 19 9 19 AM '64

FELIX Z. WILSON
DAVIDSON COUNTY, TN

No. 29294