304
23

Address New Owner as follow:	Send tax bills to:	Map & Parcel
M. Lee Barrett, Jr. 976 Murfreesboro Road Nashville, TN 37217	New Owner	Map 106 Parcel 129 2DA-58995

WARRANTY DEED

BOOK 6294 PAGE 179

FOR AND IN CONSIDERATION of Ten Dollars, cash in hand paid by the hereinafter named Grantee and other good and valuable considerations, the receipt of which is hereby acknowledged, Harry Zaharias and wife, Judy Zaharias, hereinafter called the Grantors, have bargained and sold and by these presents do transfer and convey unto the said M. Lee Barrett, Jr., hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being a tract or parcel of land and being Property Map 106, Parcel 129, and also being part of an unnumbered parcel as shown on the Plan of Millwood, Section 1, as of record in Book 4460, Page 84, Register's Office for Davidson County, Tennessee, described according to said plan as follows:

Beginning at an iron pin in the southeasterly margin of Millwood Drive being the southwest corner of property conveyed to Rich Products Corporation in Book 5317, Page 125, said Register's Office and the northwest corner of the property herein conveyed and described as follows: South 57 degrees 50' 09" East with Rich Products Corporation's southerly line 201.54 feet to the center line of Mill Creek, thence South 32 degrees 09' 51" West with the center line of Mill Creek 155 feet, more or less, to the northeast corner of property conveyed to Luton B. Hill, etux in Book 5197, Page 617, said Register's Office, this point also being 15 foot, more or less, from the northeast corner of Lot 1, thence North 49 degrees 00' West 202.4 feet with Hill's northerly line to a point in the southeasterly margin of Millwood Drive, thence with said margin in a northeasterly direction 124.63 feet, more or less, to the point of beginning.

Being the same property conveyed to Harry Zaharias by deed from Lula Gianikas Blake, a 1/2 interest, of record in Book 5010, Page 237, Register's Office for Davidson County, Tennessee and by deed from Mid-West National Life Insurance Company, a 1/2 interest of record in Book 4950, Page 395, said Register's Office.

This instrument is made subject to the Plan of record in Book 4460, Page 84, said Register's Office, easement as set out in Book 4950, Page 395, said Registers Office, 100 year flood plain on the rear of the property herein described and easement for the flow of Mill Creek.
A purchase money deed of trust is being filed simultaneously with this Deed.
This property is made subject to all applicable local government planning, building and zoning regulations.

This is unimproved property known as Millwood Drive, Nashville, Tennessee.

TO HAVE AND TO HOLD the said real estate, with the appurtenances, estate, title and interest thereto belonging to the said M. Lee Barrett, Jr., his heirs and assigns forever.

AND GRANTORS COVENANT that they are lawfully seized and possessed of said real estate, in fee simple, that they have a good right to convey it and that the same unencumbered, unless otherwise herein set out.

AND GRANTORS DO further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said real estate against the lawful claims of all persons whomsoever.

WITNESS our hands on this the 14th day of May, 1984.

Harry Zaharias

Judy Zaharias

STATE OF TENNESSEE

COUNTY OF ~~WILLIAMSON~~ Putnam

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ~~Harry Zaharias and wife,~~ Judy Zaharias, the within named bargainors 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 on this the ~~14th~~ 15th day of May, 1984.

NOTARY PUBLIC

My commission expires: 11-22-85.

STATE OF TENNESSEE

COUNTY OF ~~WILLIAMSON~~ Davidson

The actual consideration or value, whichever is greater, for this transfer is $55,000.00.

Affiant

Subscribed and sworn to before me this the 14th day of May, 1984.

NOTARY PUBLIC

My commission expires: 10/21/84.

This instrument was prepared by:
TOM G. COLEMAN, JR., ATTORNEY
Coleman Real Estate Closing Service, Inc.
9000 East Church Street
Brentwood, TN 37027

STATE OF TENNESSEE

COUNTY OF CUMBERLAND

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Harry Zaharias and ~~wife, Judy Zaharias~~, the within named bargainors 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 on this the ~~14th~~ 15th day of May 1984.

Janie L. Eldridge
NOTARY PUBLIC

JANIE L. ELDRIDGE NOTARY PUBLIC CUMBERLAND CO. TENN.

My commission expires: 2-15-87.

12277

IDENTIF. REFERENCE

MAY 17 2 21 PM '84

FEE $ REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 6294 PAGE 182

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

55000.00- CONT.
143.00 CSTAX
.50 PRFEE
9.00 MSCFD
CHECK 152.50-
7405A05/17/84 CSL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

12 27.87.

IDENTIFICATION REFERENCE

MAY 17 2 21 PM '84

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No.0036898