6071

STATE OF TENNESSEE)
COUNTY OF DAVIDSON) BOOK 6295 PAGE 918

The actual consideration or value, whichever is greater, for this transfer is $111,000.00.

Affiant

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

Notary Public

My Commission expires: 4-13-88

This Instrument prepared by:
GULLETT, SANFORD & ROBINSON
230 Fourth Avenue North
Nashville, Tennessee 37219

Address new owners as follows:
J. Allen Reynolds et ux.
304 Page Road
Nashville, TN 37205

Send Tax Bills to:
First Tennessee Bank, National Association
P. O. Box 474
Memphis, TENNESSEE - 38101

Map-Parcel Numbers
130-9-104
7DZ-30955

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, We, **FRANCES R. LENTZ AND HUSBAND, NED LENTZ,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **J. ALLEN REYNOLDS AND WIFE, CAROL P. REYNOLDS,** hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 21 of Block 4, on the Map of the HIghlands of Belle Meade, as of record in Book 547, page 180, of the Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Frances R. Lentz and husband, Ned Lentz, by deed from Cerville Crowder Miller and wife, Dorothy Munns Miller, of record in Book 1236, page 343, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following:

1. 1984 Metro taxes prorated and assumed by Grantees.

2. Agreement concerning water privileges of record in Book 944, page 101, said Register's Office.

3. Easement granted to Southern Bell Telephone and Telegraph Company by instrument of record in Book 1049, page 231, said Register's Office.

This is improved property, known as 304 Page Road
(House Number) (Street)

Nashville, TN 37205
(P. O. Box) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to 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 said land to said Grantees, theirs 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 our hands this 14th day of May, 1984.

Frances R. Lentz
Frances R. Lentz

Ned Lentz
Ned Lentz

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Frances R. Lentz and husband, Ned Lentz, the 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 at Nashville, Tennessee, this 14 day of May, 1984.

Notary Public

My Commission Expires: 4-17-88

NOTARY PUBLIC DAVIDSON COUNTY

I 2 3 2 9 0

IDENTIF. REFERENCE

MAY 21 9 49 AM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

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

RECEIVED OF_____

FOR_____

BOOK 6295 PAGE 920

CO -CONVEYANCE	CC -CERTIFIED COPY	MISC -MISCELLANEOUS
MO -MORTGAGE	REL -RELEASE	COTX -STATE TAX CONVEY
WD -WARRANTY DEED	UCC -UNIFORM COMMERCIAL CODE	MOTX -STATE TAX MORT
TD -TRUST DEED		PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

111000.00- CAMT.
288.60 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 295.10-
7975A05/21/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 2 3 2 9 0

IDENTIF. REFERENCE

MAY 21 9 49 AM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 0037451