FILE BOX 3

FORM No. WD-1

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 6368 PAGE 118

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $59,950.00

X _____ Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 24th DAY OF August, 19 84

_____ Notary Public

MY COMMISSION EXPIRES: 2-7-88

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON — 1187 VULTEE BOULEVARD — NASHVILLE, TN 37217

NAME / ADDRESS		
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
T. Brien O'Neal (NAME)	Eldon E. & Treba J. Carter (NAME)	MAP 135-5
311 Melvin Jones Drive (STREET ADDRESS OR ROUTE NUMBER)	202 Donelson Pike (STREET ADDRESS)	PARCEL 50
Nashville, TN 37217 (CITY) (STATE) (P.O. ZIP)	Nashville, TN 37214 (CITY) (STATE) (ZIP)	2DU-07430

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Eldon E. Carter and wife, Treba J. Carter

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO T. Brien O'Neal and wife, Pamela Dawn O'Neal

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT.

Land in Davidson County, Tennessee, being Lot No. 55 on the Revised Plat of Town Park Estates, of record in Book 3300, Page 86, Register's Office for said County.

Said Lot No. 55 fronts 81.65 feet on the West side of Melvin Jones Drive and extends back 217.0 feet on the North side line, and 216.09 feet on said South side line to a rear line measuring 70.26 feet.

Being the same property conveyed to Larry D. Carter and Mrs. Eldon Carter by deed from Charles R. Hoehler and wife, Ruth E. Hoehler of record in Book 5131, Page 128, Register's Office for Davidson County. The said Mrs. Eldon Carter being one and the same person as Treba Carter, Treba J. Carter and Treba Jean Carter. Larry D. Carter having since conveyed his interest to Eldon E. Carter by Deed of record in Book 5878, Page 431, said Register's Office. For additional source of title as to Larry D. Carter see Divorce Decree of record in Minute Book 131A, Page 657, No. 82D-02470 Item #22, Fourth Circuit Court, Davidson County, Tennessee.

This conveyance is subject to Restrictive Covenants of record in Book 3400, Page 120 and Book 3436, Page 43, Register's Office for said County.

This conveyance is subject to any and all existing restrictions and easements of record.

This conveyance is subject to a first mortgage Deed of Trust of record in Book 3793, Page 911, Register's Office for said County, which the Grantees assume no liability.

This is unimproved ( ) improved (XX) property, known as 311 Melvin Jones Drive, Nashville, TN 37217
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 heir 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 covey 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. 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 24th day of August, 1984

Treba J. Carter

Eldon E. Carter

Treba J. Carter

Eldon E. Carter

FILE BOX 3

BOOK 6368 PAGE 119

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 Eldon E. Carter and wife, Treba J. Carter

the bargainor s, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 24th day of August, 19 84

Commission expires 3-5-88

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) / (they) as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19 _____

My commission expires _____

Notary Public

WARRANTY DEED

FROM

Eldon E. Carter
Treba J. Carter

TO

T. Brien O'Neal
Pamela Dawn O'Neal

RETURN TO:

SOUTHERN ESCROW COMPANY
1187 Vultee Boulevard
Nashville, Tennessee 37217

EDWARD SEDDON
ATTORNEY-AT-LAW
1187 Vultee Boulevard
Nashville, Tennessee 37217

FILE BOX 3

145664

IDENTIF. REFERENCE

AUG 29 8 20 AM '84

REGISTER
DAVIDSON COUNTY, TN

08/29 12:24- SHELBY

2450

OFFICIAL RECEIPT

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

BOOK 6368 PAGE 120

RECEIVED OF _____

FOR _____

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
		59950.00-	CONT.	
		159.74	CSTAX	
		.50	PRFEE	
		6.00	RECD	
			CHECK	159.64-
5450AC8/28/64			CHL	.36

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 45664

IDENTIF. REFERENCE

AUG 28 8 20 AM '64

REGISTER
DAVIDSON COUNTY, TN

No. 0064126