File Box 43

BOOK 6385 PAGE 401

STATE OF TENNESSEE
COUNTY OF

THE ACTUAL CONDIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $59,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF September 19 84

Notary Public

MY COMMISSION EXPIRES 11-1-87
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
LAWYER'S ESCROW SERVICE, INC. ONE UNION STREET, CORNER OF FIRST AND UNION, NASHVILLE, TN. 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP - PARCEL NUMBERS
William G. Wiggins (NAME)	Same (NAME)	24W-13003
2706 Hawthorne Place (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Map: 117-4
Nashville, TN 37212 (CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	Par: #145

FOR AND IN 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, I, J. Monroe Carter, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William G. Wiggins, unmarried

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

BEING Lot No. 4, Block "E" on the Map of Belmont Terrace Annex No. 3, as of record in Book 1130, Page 24, Register's Office for Davidson County, Tennessee.

SAID Lot No. 4 of Block "E" fronts 64 feet on the easterly side of Hawthorn Place and runs back between parallel lines 160 feet to the westerly margin of an alley.

BEING the same property conveyed to J. Monroe Carter and wife, Beulah W. Carter, by deed from Eva-Mor Homes, Inc., of record in Book 1298, Page 159, Register's Office for Davidson County, Tennessee. The said Beulah W. Carter having since died and property is vested in J. Monroe Carter as surviving tenant by the entirety.

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

I 5 0 7 3 1

IDENTIF. REFERENCE

SEP 20 8 25 AM '84

FELIX Z. WILSON JT REGISTER
DAVIDSON COUNTY, TN

09/20 151.20- CHECK

unimproved ( )
This is improved (X) property, known as 2706 Hawthorne Place (House Number) (Street) Nashville, TN 37212 (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 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 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 my hand this 18th day of September 19 84

x J. Monroe Carter

J. Monroe Carter

1707

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named J. Monroe Carter, unmarried

or proved to me upon the basis of satisfactory evidence the bargainor ____, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 18th day of September 1984.

Commission expires 11-1-87

Notary Public

STATE OF TENNESSEE

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, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed 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
J. Monroe Carter

TO
William G. Wiggins

Return to:
LAWYER'S ESCROW SERVICE
ONE UNION STREET
CORNER OF FIRST AND UNION
NASHVILLE, TENNESSEE 37201

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

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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
			59500.00- CAMT.	
			154.70 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	161.20-
1707A	09/20/84		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 5 0 7 3 I

IDENTIF. REFERENCE

Dec 20 8 25 AM '84

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN

No. 0070195