B0721

FORM NO. WD-1

BOOK 6424 PAGE 436

STATE OF TENNESSEE }
COUNTY OF ~~DAVIDSON~~ Williamson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 65,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF November, 19 84

Notary Public

MY COMMISSION EXPIRES: 1-23-87

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Buck, Baker & Bramlett, 7003 Chadwick Drive, Suite 140, Brentwood, TN 37027

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Harrison H. Shoulders, Jr. (NAME)	M.R. McManus (NAME)	82-16
345 24th Avenue N. Suite 104 (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 60004 (STREET ADDRESS)	281
Nashville, Tennessee 37203 (CITY) (STATE) (P. O. ZIP)	Nashville, TN. 37206 (CITY) (STATE) (ZIP)	18W-05770

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, Michael J. McManus and wife, Maureen R. McManus

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Harrison H. Shoulders, Jr.

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. 117 on the Plan of Borrow's Addition to Edgefield, now East Nashville, as of record in Book 1, page 13, Chancery Court at Nashville, Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description.

Being part of the same property conveyed to Michael J. McManus and wife, Maureen R. McManus by deed from Gary W. Frazier, of record in Book 6286, page 489, Register's Office for Davidson County, Tennessee.

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

1:63 1:42

IDENTIF. REFERENCE

Nov 13 10 59 AM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

CHECK

This is unimproved (XX) improved ( ) property, known as 923 Boscobel Street, Nashville, Tennessee
(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 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 our hand s this 1st day of November, 19 84

Michael J. McManus

Maureen R. McManus

STATE OF TENNESSEE
~~Davidson~~ County
Williamson

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Michael J. McManus and wife, Maureen R. McManus

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 Brentwood, Tennessee, this 1st day of November 1984

Commission expires 1-18-87

M Eddie McManus
Notary Public

STATE OF TENNESSEE
Davidson County

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
Michael J. McManus

Maureen R. McManus

TO
Harrison H. Shoulders, Jr.

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

65000.00- CAMT.
169.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 175.50-
6724A11/13/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 6 3 1 4 2

IDENTIF. REFERENCE

NOV 13 10 59 AM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No.0084774