Fee 23

BOOK 6458 PAGE 79

Address New Owner as follows:	Send tax bills to:	Map & Parcel
Thomas C. Craven, etux 1223 McAlpine Nashville, TN 37216	Same	61-16,11&12 15DZ-21605 15DZ-21600

WARRANTY DEED

FOR AND IN CONSIDERATION 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, Margie L. Holmes, a widow, hereinafter called the Grantor, has bargained and sold and by these presents does transfer and convey unto the said Thomas C. Craven and wife, Helen Sue Craven, hereinafter called the Grantees, their 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 Lots No. 6, 7 and 8 on the Map of Chappell's Subdivision of Lots Nos. 21,etc., in Monte Vista Plan of Lots, of record in Book 1130, Page 11, Register's Office for said County, and parts of Lots Nos. 27 and 29 on the Map of Monte Vista, of record in Book 421, Page 143, Register's Office for said County, lying immediately in the rear of said Lots Nos. 6, 7 and 8, and described together as follows:

Beginning at a point in the north margin of McAlpine Avenue at the corner of Lots Nos. 5 and 6; thence with the line between said lots and said line extended northerly, passing the common northerly corner of Lots Nos. 5 and 6 at 170 feet, in all 362 feet more or less to a point; thence easterly 155 feet more or less to a point, said point being a continuation of the common line between Lots Nos. 8 and 9 of said Chappell Subdivision; thence with said line extended, and said line, southerly, passing the corner of Lots Nos. 8 and 9 at 92 feet more or less, in all 362 feet more or less to the northerly margin of McAlpine Avenue at the common corner of Lots Nos. 8 and 9; thence with the margin of McAlpine Avenue westerly 155 feet to the point of beginning.

Being the same property conveyed to Z. B. Holmes and wife, Margie L. Holmes by deed from J. K. Chappell and wife, Irene Chappell of record in Book 1338, Page 263, Register's Office for Davidson County, Tennessee. The said Z. B. Holmes having since deceased and Margie L. Holmes acquiring title as surviving tenant by the entireties.

This property is conveyed subject to the Plan of record in Book 1130, Page 11, and Book 421, Page 143, said Register's Office and to Restrictive Covenants and easement of record in Book 1113, Page 698, said Register's Office.

This property is conveyed subject to all applicable local government planning, building and zoning regulations.

This is improved property known as 1223 & 1225 McAlpine, Nashville, TN.

TO HAVE AND TO HOLD the said real estate, with the appurtenances, estate, title and interest thereto belonging to the said Thomas C. Craven and wife, Helen Sue Craven, their heirs and assigns forever.

AND GRANTOR COVENANTS that she is lawfully seized and possessed of said real estate, in fee simple, that she has a good right to convey it and that the same is unencumbered, unless otherwise herein set out.

AND GRANTOR DOES further covenant and bind herself, her heirs and assigns, to warrant and forever defend the title to the said real estate against the lawful claims of all persons whomsoever.

12/27 [illegible] CHECK

3541

WITNESS my hand on this the 21st day of December, 1984.

Margie L. Holmes

Margie L. Holmes

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Margie L. Holmes, a widow, the within named bargainor with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal on this the 21st day of December, 1984.

NOTARY PUBLIC

My commission expires: My Commission Expires October 24, 1988

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $101,500.00.

Affiant

Subscribed and sworn to before me this the 21st day of December, 1984.

NOTARY PUBLIC

My commission expires: My Commission Expires October 24, 1988

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

I.T. 2.6.9 4.

IDENTIF. REFERENCE

DEC 27 9 29 AM '84

FELIA [illegible] REGISTER
DAVIDSON COUNTY, TN

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

101500.00- CAMT.
263.90 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 270.40-
8541A12/27/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 7 2 6 9 4

IDENTIF. REFERENCE

DEC 27 8 20 AM '84

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 96284