60420

1780

02/19 149.50- CHECK

ADDRESS NEW OWNERS	SEND TAX BILLS TO	MAP-PAR NO.
Ila C. Morris Lot 13-A, Ridgeview Court Nashville, TN 37211	Morris Mortgage Corp. 1000 Circle 75 Parkway, #355 Atlanta, GA 30339	173-01 213

WARRANTY DEED BOOK 6494 PAGE 431

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantee(s) and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Ezell, Mitchell & Partners, a Tennessee General Partnership, have bargained and sold, and by these presents do transfer and convey unto the said Ila C. Morris, the GRANTEES herein, 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 part of Lot 13 on the plan of Dreamland Estates Southeast, Section 3, of record in Book 5200, Page 649, said Register's Office.

Said part of Lot being Lot 13-A on the Plan of Zone Lot Division Dreamland Estates Southeast Section 3 of record in Book 6250, Page 282, Register's Office for Davidson County, Tennessee, to which plat reference is made for a more complete and accurate description.

Being part of the property conveyed to Ezell, Mitchell & Partners, a Tennessee General Partnership consisting of Houston T. Ezell and Harold D. Mitchell by deed from Phillip L. Stinson and wife, Betty C. Stinson of record in Book 6060, Page 27 and Deed from Raymond Shih-H Yan and wife, Rebecca Chua Yan of record in Book 6060,Page 32, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all restrictions, easements and plats of record in Register's Office for said County.

This is improved property, known as: Lot 13-A, Ridgeview Court, Nashville, TN 37211.

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.

Whenever 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 16 day of February, 1985.

Houston T. Ezell
HOUSTON T. EZELL
General Partner

HAROLD D. MITCHELL

FEB 19 9 56 AM '85
DAVIDSON COUNTY, TN

IDENTIF. REFERENCE

I 8 3 6 1 4

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, Notary Public of the State and County aforesaid, personally appeared **Houston T. Ezell and Harold D. Mitchell,** with whom I am personally acquainted, and who, upon oath, acknowledged themselves to be general partners of **Ezell, Mitchell & Partners, a Tennessee General Partnership** the within named bargainor, a partnership, and that they as such partners, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the partnership by themselves as partners.

WITNESS my hand and official seal, this _____ day of February, 1985 at Nashville, Tennessee.

NOTARY PUBLIC

MY COMMISSION EXPIRES:_____

****

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or true value, whichever is greater, for this transfer is $55,000.

AFFIANT

SWORN TO AND SUBSCRIBED BEFORE ME THIS 16 DAY OF FEBRUARY, 1985.

NOTARY PUBLIC

MY COMMISSION EXPIRES:
7-17-88

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, Notary Public of the State and County aforesaid, personally appeared **Houston T. Ezell,** with whom I am personally acquainted, and who, upon oath, acknowledged themselves to be general partners of **Ezell, Mitchell & Partners** the within named bargainor, a partnership, and that they as such partners, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the partnership by themselves as partners.

WITNESS my hand and official seal, this 16 day of February, 1985 at Nashville, Tennessee.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 7-17-88

This instrument was prepared by:

Rick M. Johnson, 3221 Nolensville Road, Nashville, Tennessee 37211

(615) 832-0138

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

RECEIVED OF _____

FOR _____

BOOK 6494 PAGE 433

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

56000.00- CAMT.
143.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 149.50-
1780A02/19/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 8 3 6 1 4

IDENTIF. REFERENCE T

FEB 19 9 56 AM '85

REGISTER OF DAVIDSON COUNTY, TN

No. 109152