WARRANTY DEED

BOOK 6495 PAGE 53

STATE OF TENNESSEE }
COUNTY OF ROBERTSON }

The Actual Consideration or Value, Whichever is Greater, For This Transfer is $ 9250.00

Juanita Frances Briggs
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF February, 19 85

Harold H Cole
Notary Public

MY COMMISSION EXPIRES: 12/2/86

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Harold H. Cole, Atty., P.O. Box 170, White House, Tennessee 37188
NAME ADDRESS

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Juanita Frances Briggs (NAME)	Owner (NAME)	61-6
Rte. 1, Box 362 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	par. 94a.
Goodlettsville, TN. 37072 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, MARY BAKER ROBERTS AND HUSBAND WILLIAM ROBERT ROBERTS,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JUANITA FRANCES BRIGGS

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 the northerly 58 feet of the southerly 68 feet of lot No. 135 on the Plan of Maplewood Heights Subdivision, as of record in Book 546, pages 77 and 78, Register's Office for said County.

Said part of Lot No. 135 fronts 58 feet on the westerly side of Edwards Avenue and runs back between parallel lines 300 feet to a dead line.

Being the same property conveyed to Mary Pruett Blanton, by deed from William True and wife, Alice True, of record in Book 2861, page 81, Register's Office for Davidson County, Tennessee, and by deed of record in Book 4758, page 695, said Register's Office.

This is { unimproved / improved (X) } property, known as 4117 Edwards Ave. 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, 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 16th day of February, 19 85
the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Mary Baker Roberts

William Robert Roberts

02/15 2120

STATE OF TENNESSEE
County of Robertson

BOOK 6495 PAGE 54

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Mary Baker Roberts and husband, William Robert Roberts

the bargainors, 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 White House, Tennessee, this 16th day of February, 19 85

Commission expires 12/2/86

Harold H Cole
Notary Public

HAROLD H. COLE NOTARY PUBLIC TENNESSEE

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, 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
MARY BAKER ROBERTS, ET VIR

TO
JUANITA FRANCES BRIGGS

HAROLD H. COLE
ATTORNEY AT LAW
P. O. BOX 125
WHITE HOUSE, TENNESSEE 37188

FEB 19 2 34 PM '85

I.D. 38844

NASH

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6495 PAGE 55

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

9250.00- CAMT.
23.92 CSTAX
.60 PRFEE
6.00 WDEED
CASH 30.42-
B12DA02/19/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 0 3 8 8 4

IDENTIFICATION REFERENCE

FEB 19 2 34 PM '85

DAVIDSON COUNTY, TN

No. 109488