6430

BOOK 6526 PAGE 445

STATE OF TENNESSEE
COUNTY OF DAVIDSON The actual consideration or value whichever is greater, for this transfer is $ 43,000.00

Subscribed and sworn to before me, this the 22 day of March 19 85

Affiant

My commission expires: 1-19-86 (Affix Seal)

Notary Public

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY	
SOUTHEAST TITLE of Tennessee, Inc.	
Realtors Building, 306 Gay Street, Suite 203, Nashville, Tennessee 37201	
ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
Lee C. Akers et ux	TENNESSEE DEVELOPMENT AGENCY c/oTHIRD NATIONAL MORTGAGE COMPANY
4505 Elkins Avenue	P.O. Box 2628
STREET ADDRESS	STREET ADDRESS
Nashville, Tennessee 37209	Nashville, Tennessee 37219
CITY STATE ZIP	CITY STATE ZIP
MAP & PARCEL NO. 91-16 77	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, Wallace Earl Siria and wife, Annette Arends Siria

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO Lee C. Akers and wife, Vicki P. Ackers

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARTY DESCRIBED AS FOLLOWS:

Land in Davidson County, Tennessee, being the westerly 10 feet of Lot No. 404 and the easterly 40 feet of Lot No. 406 of Block No. 19 in the Charlotte Park Company's First Addition to Nashville as of record in Book 57, page 103, Register's Office for said County.

Said westerly part of lot no. 404 and the easterly part of lot 406, front together 50 feet on the southerly side of Elkins Avenue, formerly Second Avenue and extend back between parallel lines 180 feet to an alley.

Being the same property conveyed to Wallace Earl Siria and wife, Annette Arends Siria of record in Book 5301, apge 276, Register's Office for Davidson County, Tennessee.

I 9 4 1 8 8

IDENTIF. REFERENCE

APR 4 9 06 AM '85

REGISTER DAVIDSON COUNTY, TN

CHECK

THIS IS _____ IMPROVED PROPERTY KNOWN AS 4505 Elkins Avenue, Nashville, TN 37209

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 singlular 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 15th day of March 19 85

Wallace Earl Siria
Wallace Earl Siria

Annette Arends Siria
Annette Arends Siria

04/64-118 30-

4968

State of ~~Tennessee~~ Florida
County of Lee

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On this 15th day of March, 19 85, before me personally appeared Wallace Earl Siria and wife, Annette Arends Siria to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires:

My Commission Expires July 11, 1985

Notary Public

State of Tennessee
County of _____

On this _____ day of _____, 19____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My Commission expires:

_____

_____
Notary Public

WARRANTY DEED

SOUTHEAST TITLE
OF TENNESSEE, INC.
Realtors Building
306 Gay Street Suite 203
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

43000.00- CAMT.
118.80 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 118.30-
4968A04/04/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I-94-188

IDENTIF. REFERENCE

APR 4 8 04 AM '85

FELIX Z. WILSON JT. REGISTER
DAVIDSON COUNTY, TN

No. 121989