THIS INSTRUMENT PREPARED BY:
STEWART & BLACK, ATTORNEYS
223 MADISON STREET
SUITE 108
MADISON, TENNESSEE 37115

Mail

WARRANTY DEED

BOOK 6528 PAGE 134

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Virgie M. Goad (NAME)	SAME (NAME)	Map 51-4
741 Argyle Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	PARCEL 166
Madison, TN 37115 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	11D-76910

FOR AND IN CONSIDERATION of the sum of ----------Ten and No/100----------
----------($10.00)---------- *Dollars,*

cash in hand paid, and other good and valuable consideration receipt of which are hereby acknowledged, I

Juanita B. Howell, Executrix u/w of Cleora B. Howell, Deceased, hereinafter referred to as Grantor,

.....

have this day bargained and sold, and do hereby transfer and convey unto the said Virgie M. Goad, an unmarried person, hereinafter referred to as Grantee, her *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being a part of Block "H" on the Revised Plan of Roth's Madison Park SubDivision, as of record in Book 843, page 7, Register's Office for said County and described as follows:

BEGINNING at a point in the easterly margin of Argyle Avenue 100 feet north of the north margin of Madison Boulevard and northerly 100 feet to a point; thence easterly 160.25 feet to a point; thence 101.4 feet to a point which is 98.6 feet north of the north margin of Madison Boulevard; thence westerly 160.25 feet to the point of beginning.

Being the same property conveyed to George P. Howell et ux, Cleora B. Howell by deed from J.H. Hopkins et ux, Ruby H. Hopkins. The said Goerge P. Howell having predeceased Cleora B. Howell, property vested soley in Cleora B. Howell who died November 24, 1984, leaving a Last Will and Testament of record in Will Book 149, page 558, Probate Court of Davidson County, Tennessee. Under said Last Will and Testament Juanita B. Howell as Executrix is given full power to sell and convey said property.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 57,500.00

Subscribed and sworn to before me, this the 28th day of March 19 85

Affiant

My commission expires: 11/1/87 (Affix Seal)

Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

unimproved ( )
This is improved (X) property, known as 741 Argyle Avenue, Madison, Tn 37115
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Grantee, her

..... *(successors),*

heirs and assigns forever I *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said* Grantee, her

..... *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness my *hand this* 28th *day of* March *19* 85 *the corporate party, if any, having caused its name to be signed hereto by the duly authorized officers on said day and date*

Juanita B. Howell, Executrix u/w of Cleora B. Howell, Deceased

Juanita B. Howell, Executrix u/w of Cleora B. Howell, Deceased

04/08 156.00- CHECK

3745

BOOK 6528 PAGE 135

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Juanita B. Howell, Executrix

the within named bargainor ..... with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Madison, Tennessee, this 28th day of March, 19 85.

Notary Public

Commission expires 10/6/87

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared ....., with whom I am personally acquainted, and who, upon oath, acknowledged ..... self to be ..... of the ....., the within named bargainor, a corporation, and that ..... he as such ....., being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by ..... self as .....

Witness my hand and seal, at office in ....., this ..... day of ....., 19 .....

..... Notary Public

Commission expires .....

I.D. 47765

IDENTIFICATION REFERENCE

APR 8 8 03 AM '85

REGISTER'S OFFICE
DAVIDSON COUNTY, TN

WARRANTY DEED

FROM

TO

Compliments of
Commonwealth Title Agency of Nashville, Inc.
Suite 106, Madison Bldg.
223 Madison St.
MADISON, TENNESSEE 37115

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6528 PAGE 136

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

57500.00- CAMT.
149.50 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 156.00-
5745A04/08/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 9 4 7 6 5

T.
IDENTIF. REFERENCE

APR 8 9 03 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 122743