BOOK 6562 PAGE 744

Boz 27

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON ~~XXXXXXX~~ Williamson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 45,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF April, 1985.

Notary Public

MY COMMISSION EXPIRES: Notary Public, State of Tennessee, My Commission Expires March 2, 1988

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Buck, Baker, & Bramlett 7003 Chadwick Dr. Suite 140 Brentwood, TN.

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
N. Eddie Montgomery, Trustee	SAME	61-15 27
(NAME)	(NAME)	
7003 Chadwick Dr. Suite	140	61-15 28
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Brentwood, TN. 37027		
(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~~ I, Rena Elizabeth Fuqua

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO N. Eddie Montgomery, Trustee

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:

Land in Davidson County, Tennessee, being Lot No. 49 and the southerly half of Lot No. 50 on the Map of the Subdivision of Maplewood Home Tract, as of record in Book 421, page 174, Register's Office for said County.

Said Lot and part of said Lot adjoin and front together 150 feet on the westerly side of Baxter Street, and run back between parallel lines 225 feet to a dead line.

Being the same property conveyed to Rena Elezabeth Fuqua by Quitclaim Deed from James Lamont Fuqua of record in Book 6235, page 116, Register's Office for Davidson County, Tennessee.

J 0 6 7 5 2

IDENTIF. REFERENCE

MAY 22 9 55 AM '85

DAVIDSON COUNTY, TN

This is unimproved ( ) improved (X) property, known as 3917 Baxter Avenue (House Number) (Street) Nashville, TN. 37220 (P. O. Address) (City or Town) (Postal Zip)

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. 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 20th day of May, 19 85

Rena Elizabeth Fuqua

Rena Elizabeth Fuqua

STATE OF TENNESSEE
Davidson County
~~Davidson~~ Williamson

BOOK 6562 PG 745

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Rena Elizabeth Fuqua

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 20 day of May 19 85

Commission expires ~~Expires~~ March 6, 1989

Notary Public

STATE OF TENNESSEE
Davidson County

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

TO

PREPARED BY:
N. EDDIE MONTGOMERY, ATTORNEY
SUITE 140 - 7003 CHADWICK DR.
BRENTWOOD, TN 37072

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

RECEIVED OF _____

FOR _____

BOOK 6562 PAGE 746

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

45000.00- CAMT.
117.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 123.50-
0390A05/22/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J 0 6 7 5 2

IDENTIF. REFERENCE

MAY 22 9 56 AM '85

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 137011