BOOK 6571 PAGE 340

THIS INSTRUMENT PREPARED BY:
BONE & AMONETTE
A Professional Law Corporation
116 North Main Street
Goodlettsville, Tennessee 37072

ADDRESS NEW OWNER:
Alvin M. & Mildred J. Allison
105 Saxon Mist Drive
Nashville, Tennessee 37217

SEND TAX BILLS TO:
Alvin M. & Mildred J. Allison
105 Saxon Mist Drive
Nashville, Tennessee 37217

MAP-PARCEL NO.
2D-63829
Map 136-6
Par. 17

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, JOHN L. GIBSON and wife, KAREN O. GIBSON, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto ALVIN M. ALLISON and wife, MILDRED J. ALLISON, 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 Lot No. 351 on the plan of Section Five, Priest Lake Park, of record in Book 4460, pages 174, 175 and 176, Register's Office for said County.

SAID Lot No. 351 fronts 103.0 feet on the northwesterly margin of Saxon Mist Drive and extends back 126.67 feet on the northeasterly line and 137.86 feet on the southwesterly line to a dead line in the rear, measuring 97.65 feet thereon.

Being the same property conveyed to John L. Gibson and wife, Karen O. Gibson, from Philhall Corporation by deed dated July 28, 1975 and of record in Deed Book 4936, page 193, Register's Office, Davidson County, Tennessee.

This is improved property, known as: 105 Saxon Mist Drive, Nashville, TN 37217

This conveyance is subject to Restrictive Covenants of record in Book 4698, page 969, Register's Office, Davidson County, Tennessee; a 30-foot minimum building setback line from Saxon Mist Drive, a 10-foot easement for public utility and drainage purposes along the rear line of said lot, and any other matters as shown on plan of record in Book 4460, pages 174, 175 and 176, Register's Office, Davidson County, Tennessee; and the 1985 real property taxes, not yet due and payable, which shall be prorated between the parties and payment assumed by the Grantees.

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

3525

said land to the said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hands on this the 1ST day of June, 1985.

JOHN L. GIBSON

KAREN O. GIBSON

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, JOHN L. GIBSON and wife, KAREN O. GIBSON, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Goodlettsville, Tennessee, this the 1ST day of June, 1985.

NOTARY PUBLIC

(SEAL)

My commission expires:
1-17-88

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is NINETY ONE THOUSAND ($91,000.00) DOLLARS.

AFFIANT

Subscribed and sworn to before me this the 1ST day of June, 1985.

NOTARY PUBLIC

(SEAL)

My commission expires:
1-17-88

IDENTIF. REFERENCE

JUN 3 10 07 AM 1985

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN

J 0 9 3 8 1

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

91000.00- CAMT.
236.60 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 243.10-
3626A06/03/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J 0 9 3 8 1"

T.
IDENTIF. REFERENCE

JUN 3 10 07 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 140166