This Instrument Prepared by:
Douglas A. Brace
Ortale, Kelley, Herbert & Crawford
23rd Floor, L & C Tower
Nashville, Tennessee 37219

6044

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
127-13-34- Lt. 18 127-13-35- Lt. 19	William W. Coleman, III 725 Richfield Dr. Nashville, TN 37205	New Owner BOOK 6581 PAGE 621
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO.
9D-66306 - Lt. 18 9D-66304 - Lt. 19		PROPERTY IS ☐ IMPROVED ☒ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged,

WILLIAM JERE BAILEY and wife, BONNIE J. BAILEY

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto WILLIAM W. COLEMAN, III

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being in the 9th Civil District of said County, being Lots Nos. 18 and 19 on the Plan of Merrymount Acres, Section IV, as of record in Book 4460, page 127, to which plan reference is here made for a more complete and accurate description.

Being the same property conveyed to William Jere Bailey and wife, Bonnie J. Bailey, by deed from Cunningham Construction Company, Inc., a Tennessee Corporation, as of record in Book 4656, page 421.

This conveyance is made subject to restrictive covenants of record in Book 4399, page 771 and Book 5107, page 729 and various easements and setback line as shown on the recorded plan of record in Book 4460, page 127.

J 1 2 8 6 0

IDENTIF. REFERENCE

JUN 13 1 32 PM '85

REGISTER'S OFFICE DAVIDSON COUNTY, TN

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered. , Except 1984 taxes which have been prorated and assumed by Grantee.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 12th day of June , 19 85

William Jere Bailey

Bonnie J. Bailey

3040

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 6581 PAGE 622

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named William Jere Bailey and wife, Bonnie J. Bailey the bargainor(s), 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 Nashville, Tennessee, this, the 12 day of June, 19 85.

My commission expires: 4-20-86

Notary Public

NOTARY PUBLIC DAVIDSON COUNTY

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this, the _____ day of _____, 19____.

My commission expires: _____ Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER FOR THIS TRANSFER IS

$ 41,000.00

William W. Coleman III
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12 DAY OF June, 19 85

MY COMMISSION EXPIRES 4-20-86 (AFFIX SEAL)

Notary Public

NOTARY PUBLIC DAVIDSON COUNTY

WARRANTY DEED

FROM
WILLIAM JERE BAILEY AND WIFE

TO
WILLIAM W. COLEMAN, III

ORTALE, KELLEY, HERBERT & CRAWFORD
Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires: _____ Notary Public

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 6581 PAGE 623

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			41000.CO- CA'NT.	
			106.60 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 113.10-	
			8040A06/13/85 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J 1:28 6 0

IDENTIF. REFERENCE

JUN 13 1 32 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 144470