3255

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STATE OF TENNESSEE }
COUNTY OF CHEATHAM }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 65,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13 DAY OF June 1985.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE

THIS INSTRUMENT WAS PREPARED BY
STINNETT, WILKINSON & WILSON, Attorneys, 108 S. Main St., Ashland City, TN 37015
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jerry L. Poole et ux (NAME)	Same (NAME)	Map 92-13
162 Caudell Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	& 92-13-37
Hendersonville, TN 37075 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	Parcels 35 & 456

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, Josie Lee Demonbreun, Nancy Jo Mastacouris and Sherrie Chesser

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jerry L. Poole and wife, Carolyn D. Poole

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:

Tract No. 1: BEING the westerly 13 feet of Lot No. 4 and the easterly 27 feet of Lot No. 5 of Block No. 3 on the plan of Charlotte Park Company's Second Addition, as of record in Book 161, page 39, Register's Office for Davidson County, Tennessee.

Said parts of Lots Nos. 4 and 5 front together 40 feet on the southerly side of Charlotte Avenue and run back between parallel lines 150 feet to an alley.

Tract No. 2: BEING the west 13 feet of Lot No. 2, all of Lot No. 3 and the east 37 feet of Lot No. 4 on the Map of Plummer Place, and also of Charlotte Park's Second Addition, as of record in Book 161, page 39, Register's Office for Davidson County, Tennessee.

Said Lot and part of said lots adjoin and front together 100 feet on the south side of Charlotte Avenue and runs back between parallel lines, 150 feet to an alley.

BEING the same property conveyed to Joe D. Demonbreun, by deed from Louis Oscar Robeson, Jr. et ux, et al., of record in Book 5366, page 624, Register's Office for Davidson County, Tennessee; the same property conveyed to J. D. Demonbreun, by deed from L. E. Pentecost and J. T. Pentecost, of record in Book 5452, page 284,.said Register's Office; and being a part of the same property devised to Grantors under the Will of Joseph Dewey Demonbreun, of record in the Probate Court Clerk's Office of Davidson County, Tennessee, Case No. 76283.

unimproved ( )
This is improved ( ) property, known as _____ (House Number) (Street) (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 our hand s this 22 day of APRIL, 1985

Josie Lee Demonbreun

Sherrie Chesser

Nancy Jo Mastacouris

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Josie Lee Demonbreun and Sherrie Chesser

the bargainors, 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 10th day of MAY, 1985.

Commission expires 10-25-88

James W. Stinnett
Notary Public

NOTARY PUBLIC AT LARGE

STATE OF TENNESSEE
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

JOSIE LEE DEMONBREUN et al.

TO

JERRY L. POOLE et ux

FILED
DAVIDSON COUNTY, TN
JUN 14 8 54 AM 1985

IDENTIF. REFERENCE

J 1 3 0 4 8

STATE OF MINNESOTA
COUNTY OF HENNEPIN

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Nancy Jo Mastacouris, 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 Excelsior, Minnesota, this the 22nd day of April, 1985.

Judith E. Rogers
NOTARY PUBLIC

My Commission Expires:

JUDITH E. ROGERS
NOTARY PUBLIC-MINNESOTA
HENNEPIN COUNTY
MY COMMISSION EXPIRES SEP. 10, 1990

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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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
			65000.00- CAMT.	
			169.00 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	175.50-
			8255A06/14/85 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J I 3 0 4 8

IDENTIF. REFERENCE

JUN 14 8 54 AM '85

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 144677