Prepared by:
James H. Hill, Attorney
310 Gallatin Road, South
Madison, Tn. 37115

U3-13
113

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Richard N. Dickens	Same	43-13
(NAME) 196 East Bosch Circle	(NAME)	Par 113
(STREET ADDRESS OR ROUTE NUMBER) Columbia S.C. 29210	(STREET ADDRESS)	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

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FOR AND IN CONSIDERATION of the sum of

TEN AND NO/100 ($10.00) ---------- *Dollars,*

and other good and valuable consideration, the receipt of which is hereby acknowledged,

CORDELL DICKENS and wife, VOLENA DICKENS, Grantors, reserving unto ourselves, a life estate in the following described property.

have this day bargained and sold, and do hereby transfer and convey unto the said

RICHARD H. DICKENS, Grantee,

and his *(successors), heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Being the west 37-1/2 feet of Lot No. 7 of Block "D" on the Map of Forest Park Subdivision, of record in Book 843, page 44, Register's Office for said County.

Said part of said Lot fronts 37-1/2 feet on the southerly side of Old Hickory Boulevard and runs back between parallel lines, 150 feet to a dead line.

Being the same property as conveyed to Cordell Dickens and wife, Volena Dickens, by warranty deed from Carson Gibbs and wife, Goldna R. Gibbs, as of record in Book 1641, page 355, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 25,000.00

Subscribed and sworn to before me, this the 24th day of June 19 85

My commission expires: 10-20-85 (Affix Seal)

Affiant: Cordell Dickens

Notary Public: James H. Hill

This is unimproved ( ) improved ( ) property, known as 426 Old Hickory Blvd., East, 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,

and his *(successors),*

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

We *further covenant and bind* ourselves and our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Grantee

and his

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

Witness our *hand* s *this* 24th *day of* June, 1985, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Cordell Dickens
CORDELL DICKENS

Volena Dickens
VOLENA DICKENS

CHECK 35/24 21.50-

1213

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* CORDELL DICKENS and wife, VOLENA DICKENS, Grantors,

the within named 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 Madison, *Tennessee, this* 24th *day of* June, *19*85.

Commission expires 10-20-85 *Notary Public*

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 .....

WARRANTY DEED

FROM
CORDELL DICKENS and wife, VOLENA DICKENS

TO
RICHARD H. DICKENS

Compliments of
Madison Title Company
333 Gallatin Road
MADISON, TENNESSEE 37115
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS

IDENTIFICATION REFERENCE

JUN 24 12 36 PM '85

FELIX A. TILLOTSON, REGISTER
DAVIDSON COUNTY, TN

J. 1.5. 4.2 8

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	COTX -STATE TAX CONVEY
WD -WARRANTY DEED	UCC -UNIFORM COMMERCIAL CODE	MOTX -STATE TAX MORT
TD -TRUST DEED		PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

25000.00- CAMT.
65.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 71.50-
1213A06/24/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J. I. 5 4 2 8

IDENTIF. REFERENCE

JUN 24 12 38 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 147578