WARRANTY DEED

Prepared by WILLIAM P. JONES, KELLY & JONES

BOOK 6602 PAGE 1

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
V. W. NICHOLSON, ET UX.	SAME	Map 51-11
(NAME)	(NAME)	
500 Freda Villa		Par 78 ae
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Madison, TN 37115		
(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, ARTHUR LEE and wife, TUDIE LEE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO V. W. NICHOLSON and wife, JUANITA S. NICHOLSON

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. 98 on the plan of Oakland Acres, Section 10, as of record in Book 2900, Page 140, Register's Office for said County.

SAID lot No. 98 fronts 137 feet on the northerly side of Freda Villa and extends back 326.7 feet on the easterly line and 234.9 feet on the westerly line to a dead line which is a broken line, measuring 194.6 feet thereon.

BEING the same property conveyed to grantors in Book 3373, Page 323, Register's Office, Davidson County, Tennessee.

J 1 9 3 4 5

IDENTIF. REFERENCE

JUL 9 1 50 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved (X) property, known as 500 Freda Villa, Madison, Tennessee 37115
(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 convenant 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, except as of record and we do further convenant 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 hands this 28th day of June, 19 85

Prepared by
WILLIAM P. JONES
KELLY & JONES
ATTORNEYS AT LAW
HENDERSONVILLE,
TENNESSEE

ARTHUR LEE

TUDIE LEE

STATE OF TENNESSEE
Sumner County

BOOK 6602 PAGE 2

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ARTHUR LEE and wife, TUDIE LEE,

the bargainor, 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 Hendersonville, Tennessee, this 28th day of June 1985

Commission expires 8/13/88

Carolyn Strisla
Notary Public

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

FORM 11-77

STATE OF TENNESSEE
County of Sumner

The actual consideration or value, whichever is greater, for this transfer is $87,000.00.

V. W. Nicholson
Affiant

Subscribed and sworn to before me, this the 28th day of June, 1985.

Carolyn Strisla
Notary Public

My commission expires 8/13/88

(AFFIX SEAL)

WARRANTY DEED

FROM
ARTHUR LEE, ET UX.

TO
V. W. NICHOLSON, ET UX.

Prepared by:
WILLIAM P. JONES, KELLY & JONES
629 EAST MAIN STREET
HENDERSONVILLE, TENNESSEE 37075
(615) 824-3703

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

8700 .00- CAPT.
226.20 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 232.70-
5944A07/09/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J I 9 3 4 5

IDENTIF. REFERENCE

JUL 9 1 50 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 152194