FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 75.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF July 1985

Notary Public

MY ~~COMMISSION EXPIRES~~: 1987

(~~AFFIX SEAL~~)

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THIS INSTRUMENT WAS PREPARED BY
Leon Perry, Attorney, Stahlman Bldg., Nashville, Tn.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles W. Scruggs (NAME)	same (NAME)	W-23-6000
1612 Russell St (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	✓ 83-14
Nashville, Tn. (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	Par 105 ✓

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~~, I, Helen H. Scruggs, a divorced woman,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles W. Scruggs

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. 51, Map of Lindsley's Subdivision of the Chadwell Tract, as of record in Plan Book 2, page 24, Chancery Court at Nashville, Tennessee, and described as follows:

Said Lot No. 51 fronts 50 feet on the South side of Russell Street and extens back between parallel lines 160 feet to an alley.

Being the same property conveyed to Charles W. Scruggs and wife, Helen H. Scruggs, by installment deed of record at page 653 of book 4999, Register's Office, Davidson, County Tennessee. The said Charles W. Scruggs, and Helen H. Scruggs are now divorced .

J 2 0 4 3 6

IDENTIF. REFERENCE

JUL 15 8 27 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is ~~unimproved~~ ( ) ~~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 ~~hand~~ this 5 day of May, 1980

Helen H. Scruggs

7316

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Leon Perry, a Notary Public in and for said County and State, the within named Helen H. Scruggs

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 Nashville, Tennessee, this 5 day of May 1980

Commission expires 10-25-82

Notary Public

STATE OF TENNESSEE
Davidson 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 (their several oaths) (his oath) (themselves) (himself) acknowledged 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
Helen H. Scruggs

TO
Charles W. Scruggs

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

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
COTX -STATE TAX CONVEY
MOTX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			7250.00- CAMT.	
			18.72 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	25.22-
7378A07/15/85			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J 2 0 4 3 6

IDENTIF. REFERENCE

JUL 15 8 27 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 153584