FORM NO. WD-1

BOOK 6030 PAGE 539

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $36,500.00

Deborah Ferrell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF August 1985

Notary Public

MY COMMISSION EXPIRES: April 19, 1987
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Dewey Pedigo, Jr., Attorney for Attorneys Title Company, Inc., Suite 175 - 222 Third Ave. N
NAME ADDRESS Nashville, TN

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Roger Ferrell	Roger Ferrell	93-12-58
(NAME)	(NAME)	
P. O. Box 532	P. O. Box 532	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Baxter, Tennessee 38544	Baxter, Tennessee 38544	
(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, Marvin W. Winnett and wife, Marilyn Winnett

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Roger Ferrell and wife, Deborah Ferrell

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 the easterly part of Lot 12 on the Plat of Pageot's Fairfield Addition, as of record in Book 21, page 82, Register's Office for said County.

Said part of Lot No. 12 fronts 25 feet on the northerly side of Hermitage Avenue and runs back between parallel lines 170 feet, more or less, to an alley.

Being the same property conveyed to Marvin W. Winnett, by deed from Dwight Holland and wife, Kay B. Holland, of record in Book 5987, page 932, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 264 Hermitage Avenue Nashville, Tennessee
(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 14th day of August, 1985

Marilyn Winnett

Marvin W. Winnett
By: Marilyn Winnett
Marilyn Winnett
Attorney-in-Fact

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 Marilyn Winnett

the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 14th day of August, 19 85

Commission Expires April 19, 1987

Jo Ann Smith
Notary Public

ANN SMITH NOTARY PUBLIC AT LARGE TENN.

STATE OF TENNESSEE)
Davidson County)

On this _____ day of August, 1985, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Marilyn Winnett, to me known to be the person who executed the foregoing instrument in behalf of Marvin W. Winnett, and acknowledged that she executed the same as the free act and deed of the said Marvin W. Winnett.

Witness my hand and seal at Nashville, Tennessee, this the 14th day of August, 1985

Jo Ann Smith
Notary Public

My Commission Expires: April 19, 1987

28575

WARRANTY DEED

FROM

Marvin W. Winnett etux

Marilyn Winnett

TO

Roger Ferrell and wife,

Deborah Ferrell

IDENTIFICATION REFERENCE

AUG 14 3 14 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Attorneys Title Company, Inc.
Titles Guaranteed

SUITE 175 — 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101

OFFICIAL RECEIPT

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

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RECEIVED OF _____

FOR _____

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

36500.00- CANT
94.90 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 101.40-
7423A08/14/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

28575

IDENTIFICATION REFERENCE

AUG 14 3 14 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 163376