ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Joseph M. Martin et ux (NAME)	Same (NAME)	93-16
263 Hermitage Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	248
Nashville, TN 37210 (CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	14W08970

WARRANTY DEED BOOK 6643 PAGE 560

For and in consideration of the sum of _____ DOLLARS other good and valuable consideration, the receipt of which is hereby acknowledged we, J. Ray McKinney and wife, Mattie B. McKinney

have bargained and sold, and by these presents do transfer and convey unto the said Joseph M. Martin and wife, Deborah K. Martin

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

BEING Lots Nos. 12, 13 and 14 of Block "A" on the map of the Hermitage Addition, as of record in Book 57, pages 42 and 43, Register's Office for said County. According to a survey made by Wm. Collier Parrish Associates Civil Engineers, made September 1, 1965, said Lots Nos. 12, 13 and 14 front together 150 feet on the southerly side of Hermitage Avenue, as widened, formerly Fillmore Street or Lebanon Turnpike, and runs back between parallel lines, with the westerly margins of Decatur Avenue 167 feet to an alley.

BEING the same property conveyed to the Grantors hereby due from Chevron U.S.A., Inc., a California corporation of record in Book 5252, page 707 R.O.D.C.

3 2 7 1 1

IDENTIFICATION REFERENCE

AUG 30 9 19 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is improved (X) unimproved ( ) property, known as 263 Hermitage Avenue (House Number) (Street)
Nashville, Tennessee 37210
(P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 26th day of August, 19 85.

J Ray McKinney

Mattie B. McKinney

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 6643 PAGE 561

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named J. Ray McKinney and wife, Mattie B. McKinney

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

Witness my hand and official seal at Nashville, Tennessee, this 26th day of August, 19 85.

My commission expires 1-19-1986 Notary Public Bobby Ray Davis

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged _____ to be the _____ and _____ respectively of _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as _____ and attesting the same by the said _____ as _____.

Witness my hand and seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 115,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Joseph M. Martin, et ux.

Sworn to and subscribed before me
this 26th day of August, 1985.

My commission expires 1-19-1986 Notary Public Bobby Ray Davis

This instrument was prepared by:	
Name	Address

THIS INSTRUMENT WAS PREPARED BY
LAW OFFICES OF
McKINNEY, DAVIS & HART
Suite One 1303 Gallatin Road, North
Madison, Tennessee 37115

mail

WARRANTY DEED

FROM

J. Ray McKinney et ux.

TO

Joseph M. Martin, et ux.

Ticor Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

OFFICIAL RECEIPT

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

RECEIVED OF BOOK 6543 PAGE 562

FOR

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

115000.00- CAMT.
299.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 305.50-
2439A08/30/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3271 I.

IDENTIFICATION REFERENCE

AUG 30 9 19 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 168283