mail:

This Instrument Prepared By:
Richard M. Davenport, Attorney
Suite 201, Arena Place
2001 Charlotte Avenue
Nashville, TN 37203

BOOK 6668 PAGE 250

Address of New Owner(s)
Jerry R. Parks
4214 Franklin Road
Nashville, TN

Send Tax Bills to:
SAME

Map-Parcel No.:
132-7-7
Field Book No.
OH-1750

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, NELSON W. HOLT, JR. (the "Grantor") has this day bargained and sold, and does hereby transfer and convey to JERRY R. PARKS, unmarried (the "Grantee"), their heirs, successors, and assigns, the following described land in Davidson County, Tennessee, to-wit:

LAND in Davidson County, Tennessee, being part of Lots 5 and 6 on the Map of the May Overton Estates as of record in Book 421, page 162, Register's Office for said County, and being a part of the land marked "Stamps Property" shown on the Plan of Southmeade, Sec. II, as of record in Book 2313, page 64, said Register's Office and being described according to a plat prepared by W.W. Turner, Engineers, dated March 30, 1953, as follows:

BEGINNING at an iron pin in the east margin of Franklin Road, 144.6 feet south from a concrete monument set in the beginning of a curve into a 50 foot roadway, shown on the aforesaid Plan of Southmeade, Sec. II; thence easterly 521.6 feet to a point in the west line of Lot No. 9 on the said Plan of Southmeade, Sec. II, said point being 170 feet south of the south margin of said roadway; thence with the line of Lot No. 9, south 3 deg. 57' west 110 feet to a point; south 7 deg. 26' east 61 feet to a point; said point being 181.6 feet more or less from the north margin of Overton Street, as closed, shown on the aforesaid Map of the May Overton Estate; thence westerly 500.2 feet to a point in the east margin of Franklin Road, being 175 feet more or less north from the north margin of Overton Street, as shown on said Map now closed; thence with the margin of Franklin Road, north 7 deg. 08' west 175 feet to the point of beginning.

BEING the same property conveyed to Nelson W. Holt, Jr. by quitclaim deed from Joe B. Shrum and wife, Fredricka K. Shrum of record in Book 6434, page 596, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to 1985 property taxes, which have been prorated and assumed by the Grantee.

This is improved property known generally as 4214 Franklin Road, Nashville, Tennessee.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantee and his heirs, successors and assigns, forever.

AND Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as herein set out. Grantor further covenants and binds itself, its successors and assigns to warrant and forever defend the title to said real estate to said Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the Grantor has executed this instrument on this 30th day of September, 1985.

NELSON W. HOLT, JR.

State of Tennessee
County of Davidson

On this 30th day of September 1985, before me personally appeared Nelson W. Holt, Jr., to me known or proved to me on the basis of satisfactory evidence, to be the same person described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be his free act and deed.

Witness my hand and official seal.

My Commission Expires:
11-1-87

NOTARY PUBLIC

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is [redacted]
$440,000.00
NWH

AFFIANT

SUBSCRIBED TO AND BEFORE ME, THIS
30th DAY OF September 1985.

NOTARY PUBLIC

My Commission Expires: 11-1-87

40300

IDENTIFICATION REFERENCE

SEP 30 | 49 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

2001 Charlotte Avenue

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6668 PAGE 252

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
			440000.00- CONF 1144.00 CSTAX .50 PRFEE 6.00 WDEED CHECK 1150.50- 1662A09/30/85 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

40300

IDENTIFICATION REFERENCE

SEP 30 1 40 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 177253