6723

BOOK 6732 PAGE 835

Address New Owner as follows:	Send tax bills to:	Map & Parcel
M. L. Barrett etux 976 Murfreesboro Road Nashville, TN 37217	Same	Map 51-8 Parcel 127 11D-67090

WARRANTY DEED

FOR AND IN CONSIDERATION 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, B. H. Watson and wife, Laura Watson, hereinafter called the Grantors, have bargained and sold and by these presents do transfer and convey unto the said M. L. Barrett and wife, Rachel S. Barrett, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot "B" on the Map of Due West Montague, as of record in Book 421, page 152, Register's Office for said County.

Said Lot B fronts 100 feet on the north side of Due West Avenue, formerly Belle Camp Highway, and runs back between lines, 201.4 feet on the west line and 195 feet on the east line to an alley in the rear on which it measures 100.2 feet.

Being the same property conveyed to B. H. Watson and wife, Laura Watson, by deed from B. M. Kirby and wife, Helen Kirby, of record in Book 3675, page 477, Register's Office for Davidson County, Tennessee.

This property is conveyed subject to the Plan of record in Book 421, page 152, said Register's Office; Restrictions in deed of record in Book 549, page 100, and in deed of record in Book 549, page 102, said Register's Office; and easement of record in Book 3339, page 524, said Register's Office.

This property is conveyed in "As Is" condition.

This property is conveyed subject to all applicable local government planning, building and zoning regulations.

This is improved property known as 113 E. Due West Avenue, Nashville, TN.

TO HAVE AND TO HOLD the said real estate, with the appurtenances, estate, title and interest thereto belonging to the said M. L. Barrett and wife, Rachel S. Barrett, their heirs and assigns forever.

AND GRANTORS COVENANT that they are lawfully seized and possessed of said real estate, in fee simple, that they have a good right to convey it and that the same is unencumbered, unless otherwise herein set out.

AND GRANTORS DO further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said real estate against the lawful claims of all persons whomsoever.

6 0 1 9 3.

IDENTIFICATION REFERENCE

DEC 11 3 11 PM '85

FELIX ZANDLER REGISTER
DAVIDSON COUNTY, TN

WITNESS our hands on this the 27th day of November, 1985.

B. H. Watson

B. H. Watson

Laura Watson

Laura Watson

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, B. H. Watson and wife, Laura Watson, the within named bargainors 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 on this the 27th day of November, 1985.

Linda Worden

NOTARY PUBLIC

My commission expires: 4/17/88.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $34,000.00.

M. Lee Bartlett

Affiant

Subscribed and sworn to before me this the 27th day of November, 1985.

Linda Worden

NOTARY PUBLIC

My commission expires: 4/17/88.

This instrument was prepared by:
TOM G. COLEMAN, JR., ATTORNEY
Coleman Real Estate Closing Service, Inc.
9000 East Church Street
Brentwood, TN 37027

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

340[illegible].00- CAPIT.
66.40 STAX
.60 PRFEE
6.00 WDEED
CHECK 94.00-
6320A12/11/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

60193

IDENTIFICATION REFERENCE

Dec 11 3 12 PM 85

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 200323