mail →

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

BOOK 6761 PAGE 170

Address of New Owner(s)
Louie E. Johnston, Jr.
525 Meridian St.
Nashville, Tn. 37207

Send Tax Bills to:
Same

Map-Parcel No.:
82-7-260
Field Book No.:
20W-18490

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 LOUIE E. JOHNSTON, JR. (the "Grantee"), his heirs, successors, and assigns, the following described land in Davidson County, Tennessee, to-wit:

> LAND in Davidson County, Tennessee, being the westerly 47 feet of Lot No. 115 and all of Lots Nos. 116 and 117 on the unrecorded portion of John W. Bryan's Addition to Edgefield, now East Nashville, described as follows:
>
> BEGINNING at the southeast corner of Meridian Street and Berry Street; thence with the southerly margin of Berry Street, eastwardly 164 feet; thence southwardly 165 feet to the northerly margin of an alley; thence, with said alley, westwardly 164 feet to the easterly margin of Meridian Street; thence, with said street, northwardly 165 feet to the beginning.
>
> BEING the same property conveyed to Nelson W. Holt, Jr., by deed from Charles E. Binkley, et al, of record in Book 6044, page 581, Register's Office for Davidson County, Tennessee.

This is improved property known generally as 2123-25 Meridian Street, Nashville, Tennessee 37207.

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 he 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 himself, his heirs, 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. Grantee herein assumes a mortgage of record in Book 5683, page 115, with an approximate balance of $26,517.17.

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 10th day of January, 1986.

NELSON W. HOLT, JR.

STATE 6.8 CITY 3.50 TAX 1.50 CHECK 356

IDENTIFICATION REFERENCE

JAN 13 1 08 PM '86

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN

State of Tennessee
County of Davidson

On this 10th day of January, 1986, 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

Richard M. Dannenfelser
NOTARY PUBLIC

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $70,000.00.

Nelson W. Holt
AFFIANT

SUBSCRIBED TO AND BEFORE ME, THIS
10th DAY OF January, 1986.

Richard M. Dannenfelser
NOTARY PUBLIC

My Commission Expires: 11-1-87

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

RECEIVED OF _____

FOR _____

BOOK 5761 PAGE 172

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|

70000.00- CAMT.
182.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 188.50-
5306A01/13/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6835 6 IDENTIFICATION REFERENCE

JAN 13 1 02 PM '86

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TENNESSEE

No. 210076