File Box 38
#4450

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
4301 Hillsboro Rd., Suite 221
Nashville, TN 37215

BOOK 6763 PAGE 711

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
LARRY D. PRICE (NAME)	New Owner (NAME)	Part of Map 186
Lot 2, Ozburn Subdivision (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 008
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	F. B. No. 5D-21121

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, JOHN W. OZBURN and wife, CARRIE STEPHENS OZBURN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO LARRY D. PRICE and wife, MELTONIA K. PRICE

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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 Lot No. 2 on the Plan of Ozburn Subdivision, as of record in Plat Book 6250, page 736, Register's Office for said County, to which plan reference is made for a more complete description.

Being part of the same property conveyed to John W. Ozburn and wife, Carrie Stephens Ozburn by deed from Ruth Patton, of record in Book 2636, page 429 and by deed from John S. Gooch of record in Book 3223, Page 587, Register's Office for Davidson County, Tennessee.

The said Carrie S. Ozburn and Carrie Stephens Ozburn being one and the same person

This conveyance is made subject to: (1) 1986 Taxes, which have been prorated and assumed by the Grantee; (2) All matters appearing on the Plan of record in Plat Book 6250, page 736, said Register's Office.

6 9 3 3 3

IDENTIFICATION REFERENCE

JAN 16 12 10 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

unimproved XX)
This is improved ( ) property, known as Lot 2, Ozburn Subdivision, Nashville, Tennessee

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 7th day of January, 1986.

John W Ozburn
JOHN W. OZBURN

Carrie Stephens Ozburn
CARRIE STEPHENS OZBURN

STATE OF TENNESSEE

BOOK 6763 PAGE 712

COUNTY OF ~~Williamson~~

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JOHN W. OZBURN and wife, CARRIE STEPHENS OZBURN 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 ~~Brentwood, Tennessee~~, this 7th day of ~~January~~, 19 85.

My commission expires 5-13-89 Notary Public Catherine C. Shelley

STATE OF TENNESSEE

COUNTY OF _____

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

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

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 27,500.00

Larry D. Price
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF January, 1985.

MY COMMISSION EXPIRES: 1/10/89 (AFFIX SEAL)

Notary Public

2158 **WARRANTY DEED**

FROM

~~JOHN W. OZBURN and wife, CARRIE~~ STEPHENS OZBURN

TO

~~LARRY D. PRICE and wife,~~ MELTONIA K. PRICE

PLEASE RETURN TO:

First Title & Escrow Company, Inc.
P.O. Box 926
Suite 11C The Paddock
229 Ward Circle
BRENTWOOD, TENNESSEE 37027-0926

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

RECEIVED OF _____

FOR _____ BOOK 6763 PAGE 713

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

275[illegible].00- CONT.
71.50 CSTAX
.50 PRFEE
6.00 WDEED
CASH 78.00-
645840 1/16/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

69333

IDENTIFICATION REFERENCE

JAN 16 12 10 PM '86

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 211199