Book 30

BOOK 6776 PAGE 306

STATE OF TENNESSEE
COUNTY OF DAVIDSON The actual consideration or value whichever is greater, for this transfer is $ 115884.13

Subscribed and sworn to before me, this the 24 day of January 19 86

My commission expires: 1-21-1990 (Affix Seal)

Affiant

Notary Public

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY SOUTHEAST TITLE of Tennessee, Inc. Suite 170, Parkway Towers, 404 James Robertson Pky, Nashville, TN 37219	
ADDRESS OF NEW OWNER: William W. Middleton	SEND TAX BILLS TO: Owner
617 Trenton Dr. STREET ADDRESS	STREET ADDRESS
Nashville Tn. 37214 CITY STATE ZIP	CITY STATE ZIP
MAP & PARCEL NO 135-00-0 290 & 13-00-0 291	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, Paul E. Cook

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO William W. Middleton and wife, Linda C. Middleton

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARTY DESCRIBED AS FOLLOWS:

Land in the old 2nd. Civil District of Davidson County, Tennessee, being known as Tracts 1, 2, 3, on an unrecorded Map showing a subdivision of a part of the R. A. Pearce Property in the new 13th. Councilmanic District of Davidson County, Tennessee, and described according to a copy of a survey by Couch and Mason, Surveyors, dated February 10, 1964 as follows:

Beginning at an iron pin in the northeasterly margin of Old Murfreesboro Road at the southwesterly corner of the Evlyn Creech Property, being the most southerly corner of Lot No. 3; thence along the margin of Old Murfreesboro Road, North 51 degrees West, 285 feet to an iron pin; thence leaving said road, North 39 degrees East, 210.6 feet to and iron pin; thence South 51 degrees East 289.2 feet to Mrs. Evlyn Creech's line; thence with her line, South 40 degrees 09' West 210.7 feet to the point of beginning.

Being the same property conveyed to Paul E. Cook by deed recorded in Book 6070 at page 367, Register's Office for Davidson County, Tennessee.
This conveyance is subject to taxes for the year 1986 and subsequent years, easements and restrictive covenants of record, and a Deed of Trust for the benefit of Dillingham Sheet Metal Company, which the Grantee(s) herein agree to assume and pay.

7.37.58

IDENTIFICATION REFERENCE

FEB 4 9 39 AM '86

FELIX Z. [illegible] REGISTER DAVIDSON COUNTY, TENN.

THIS IS _____ IMPROVED PROPERTY KNOWN AS 1836-1838, 1842-1844 Old Murfreesboro Rd., Nashville, Tennessee

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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. Wherever used, the singlular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 24 day of January 19 86

Paul E. Cook

State of Tennessee
County of Davidson

BOOK 6776 PAGE 367

On this 24 day of January, 19 86, before me personally appeared Paul E. Cook to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, 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:

Jan. 21, 1990

Notary Public

State of Tennessee
County of _____

On this _____ day of _____, 19____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My Commission expires:

_____

Notary Public

WARRANTY DEED

SOUTHEAST TITLE
OF TENNESSEE, INC.
SUITE 170
PARKWAY TOWERS
404 JAMES ROBERTSON PKY
NASHVILLE, TN 37219

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

1'5654.13- CONT.
301.31 STATE
.50 PREST
6.00 RDFEE
CHECK 307.84-
1649A02/04/86 SAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.3758

IDENTIFICATION REFERENCE

FEB 4 9 39 AM '86

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 216464