Box 23

Address New Owner:

Sarah A. Anderson et al
300 Franklin Limestone 124
Nashville, TN 37219

Send Tax Bills to:

Same

Map/Parcel

Map 72-13
Par 141
27W-01335

WARRANTY DEED

BOOK 6776 PAGE 863

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, MARGARET BASSHAM JONES, unmarried, DOROTHY SANDERS and DIMPLE ANDERSON, hereinafter called the Grantors, have bargained and sold and by these presents do transfer and convey unto the said SARAH A. ANDERSON and DORIS TURNER, tenants in common, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in the County of Davidson, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being the northerly front 46-1/2 feet and 50 feet rear of Lot No. 116 on the Map of Trevecca Subdivision of Renraw, as of record in Book 421, pages 72 and 73, Register's Office for said county.

Said part of said lot fronts 46-1/2 feet on the westerly side of Brasher Avenue and runs back between lines 200 feet to an alley, measuring 50 feet, more or less, on said alley.

Being the same property conveyed to Margaret Bassham Jones, for and during her natural life, and at her death to Dorothy Sanders and Dimple Anderson, by deed from Effie Lee Branham, a widow, and Glenn M. Branham, of record in Book 4425, page 57, said Register's Office.

J. P. Anderson, spouse of Dimple Anderson, and E. R. Sanders, spouse of Dorothy Sanders, execute this instrument for the purpose of (i) acknowledging and consenting to this conveyance, including the transfer of any property interest that may have accrued to them by virtue of their marriages to Dimple Anderson and Dorothy Sanders, and (ii) waiving and renouncing any dower, elective share or exemption rights provided for by law in the premises hereby conveyed.

This instrument is made subject to the Plan of record in Book 421, pages 72 and 73, said Register's Office and to all applicable local government planning, building and zoning regulations.

This is improved property known as 2431 Brasher Avenue, Nashville, Tennessee.

TO HAVE AND TO HOLD the said real estate, with the appurtenances, estate, title and interest thereto belonging to the said SARAH A. ANDERSON and DORIS TURNER, tenants in common, 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 and valid right to convey it and that the same is unencumbered.

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.

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

WITNESS our hands on this the 29th day of January, 1986.

Margaret Bassham Jones

BOOK 6776 PAGE 864

MARGARET BASSHAM JONES

Dorothy Sanders
DOROTHY SANDERS

Dimple Anderson
DIMPLE ANDERSON

E. R. Sanders
E. R. SANDERS

J. P. Anderson
J. P. ANDERSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $20,000.00.

Sarah A. Anderson
AFFIANT

Subscribed and sworn to before me on this the 29th day of January, 1986.

Tom G. Coleman
NOTARY PUBLIC

My commission expires: 4-17-1988.

FEB 4 | 52 PM '86
FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

IDENTIFICATION REFERENCE

7.3987

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, Notary Public in and for said County and State, the within named Margaret Bassham Jones, unmarried, and Dorothy Sanders and husband, E. R. Sanders, and Dimple Anderson and husband, J. P. Anderson, the 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 at Nashville, Tennessee, this 29th day of January, 1986.

Tom G. Coleman
NOTARY PUBLIC

My commission expires: 4-17-1988.

This instrument was prepared by:
Tom G. Coleman, Jr., Attorney
COLEMAN REAL ESTATE CLOSING SERVICE, INC.
9000 E. Church Street
Brentwood, TN 37027

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

RECEIVED OF _____

FOR _____

BOOK 5776 PAGE 865

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

20000.00- CAMT.
52.00 CSTAX
.50 PRFEE
6.00 MDEED
CHECK 58.50-
2062A02/04/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.39877.

IDENTIFICATION REFERENCE

FEB 4 1 02 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 216694