BOX 27

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| Address New Owner as follows: | Send tax bills to: | Map & Parcel |
|---|---|---|
| Maude C. Lawson<br>5308 Overton Road<br>Nashville, Tenn. 37220 | Same | Map 71-7<br>Parcel 27<br>12DZ-5330 |

## WARRANTY DEED

FOR AND IN CONSIDERATION of Ten Dollars, cash in hand paid by the hereinafter named Grantee and other good and valuable considerations, the receipt of which is hereby acknowledged, Margaret L. Wilson Shelley, hereinafter called the Grantor, has bargained and sold and by these presents does transfer and convey unto the said Maude C. Lawson, unmarried, hereinafter called the Grantee, her 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 the westerly one-half of Lot No. 103 on the Map of Haynie's Oriental Subdivision, as of record in Book 161, pages 26 and 27, Register's Office for said County.

Said part of Lot No. 103 fronts 50 feet on the southerly side of Queen Street and runs back between parallel lines 140 feet to an alley.

Being the same property title to which was vested in Margaret L. Wilson, now Margaret L. Wilson Shelley, by deed from Robert J. Wilson, of record in Book 4467, page 605, Register's Office for Davidson County, Tennessee, and by deed from Maynard F. Anderson, unmarried, in Book 2100, page 579, said Register's Office.

This property is conveyed subject to the Plan of record in Book 161, Pages 26 and 27, said Register's Office.

Lester Shelley, husband of Margaret L. Wilson Shelley, executes 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 him by virtue of his marriage to Margaret L. Wilson Shelley, and (ii) waiving and renouncing any dower, elective share or exemption rights provided for by law in the premises hereby conveyed.
Lester Shelley and Lester L. Shelley are one and the same person.

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

This is improved property known as 192 Queen Street, Nashville, TN.

TO HAVE AND TO HOLD the said real estate, with the appurtenances, estate, title and interest thereto belonging to the said Maude C. Lawson, unmarried, her heirs and assigns forever.

AND GRANTOR COVENANTS that she is lawfully seized and possessed of said real estate, in fee simple, that she has a good right to convey it and that the same is unencumbered, unless otherwise herein set out.

AND GRANTOR DOES further covenant and bind herself, her heirs and assigns, to warrant and forever defend the title to the said real estate against the lawful claims of all persons whomsoever.

WITNESS our hands on this the 25th day of February, 1986.

Margaret L. Wilson Shelley
Margaret L. Wilson Shelley

Lester Shelley
Lester Shelley

STATE OF TENNESSEE

COUNTY OF ~~WILLIAMSON~~ DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Margaret L. Wilson Shelley and husband, Lester Shelley, 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 25th day of February, 1986.

Forrest B. Talbert
NOTARY PUBLIC

My commission expires: 7-9-89 .

FORREST B. TALBERT NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $24,950.00.

Maude C. Lawson
Affiant

Subscribed and sworn to before me this the 25th day of February, 1986.

Forrest B. Talbert
NOTARY PUBLIC

My commission expires: 7-9-89 .

FORREST B. TALBERT NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE

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

78393

IDENTIFICATION REFERENCE

FEB 25 3 11 PM '86

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

**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 |
|---|---|---|---|---|

7499A82/25/86

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

78393

IDENTIFICATION REFERENCE

FEB 25 3 11 PM '86

FELIX Z. WILSON, II REGISTER DAVIDSON COUNTY TENNESSEE

No. 221971