PREPARED BY:
Hunter Short, Attorney
323 Union Street
Nashville, TN 37201
615/255-7496

WARRANTY DEED

BOOK 6856 PAGE 779

New Owner:	Send Tax Bills To:	Map & Parcel No.:
Kenneth W. Holt and wife, Martha L. Holt ~~1802 Forrest Avenue~~ 1814 Woodland St Nashville, TN 37206	Same	Map 83-10 Parcel 288 23W-07625

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Lovie Rodgers Toombs, a widow, hereinafter called the grantor, have bargained and sold, and by these presents do transfer and convey unto Kenneth W. Holt and wife, Martha L. Holt, hereinafter called the grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

> Being lot number 70 on the Plan of "Lockland", the Chadwell Home Place, as of record in Book 57, page 135 of the Register's Office for Davidson County, Tennessee.
>
> Said lot number 70 fronts fifty (50) feet on the southerly side of Forrest Avenue, formerly Morrow Street, and runs back between parallel lines 170 feet to an alley.
>
> Being the same property conveyed to W. E. Toombs and wife, Lovie Rodgers Toombs, by deed of record in Book 1497, page 153, Register's Office for Davidson County, Tennessee, the said W. E. Toombs having since died.
>
> This is improved property known as 1802 Forrest Avenue, Nashville, TN 37206.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said grantees, their heirs and assigns, forever; and I do covenant with the said grantees that I am 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 I do further covenant and bind myself, my 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 singular 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 14th day of May, 1986.

Lovie Rodgers Toombs

0 0 7 7 0

IDENTIFICATION

MAY 14 3 05 PM '86

FELIX P. ALLEN, REGISTER
DAVIDSON COUNTY, TENN.

$ 1.50

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Lovie Rodgers Toombs, the within named bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 14th day of May, 1986.

Notary Public
My Commission expires: 4/18/87

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $18,000.

Affiant

Sworn to and subscribed before me this 14th day of May, 1986.

Notary Public
My Commission expires: 4-18-87

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6856 PAGE 761

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

180CC.CO- CAMT.
46.80 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 53.30-
·4054A05/14/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

007.80

IDENTIFI REFERENCE

MAY 14 3 05 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 247880