FILE BOX "7" FILE NO. 19028

BOOK 6899 PAGE 252

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 32,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF JUNE, 19 86

Notary Public

MY COMMISSION EXPIRES: 10/9/86
(AFFIX SEAL)

Box 7

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JAMES B. LEE	S A M E	135-172
(NAME)	(NAME)	
1441 Lebanon Rd # K-202		2D-45650
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN. 37210		
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

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, WE, CHARLES WILLIAM RICHARDSON et ux JOSEPHINE BELL RICHARDSON,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JAMES B. LEE

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

SEE ATTACHED LEGAL DESCRIPTION

The said Charles William Richardson has since died, the said Josephine Bell Richardson died later, and the undersigned were appointed co-executors of the Estate of Josephine Bell Richardson by Will.

14758

IDENTIFI REFERENCE

JUN 26 2 41 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is unimproved ( ) improved (X) property, known as 2308 Smith Springs Road, Nashville, Tennessee 37217
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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

Witness our hand s this 25th day of June, 19 86

X Emma Josephine Alexander Co-executor

X CHARLES WILLIAM RICHARDSON Charles William Richardson Jr Co-exec

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named CHARLES WILLIAM RICHARDSON et ux JOSEPHINE BELL RICHARDSON,

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 25th day of June, 1986.

Notary Public

Commission Expires

STATE OF TENNESSEE
Davidson County

Before me, Alan D. Wilazer a Notary Public in and for the State and County aforesaid, personally appeared CHARLES WILLIAM RICHARDSON JR. and EMMA JOSEPHINE ALEXANDER

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Co-Executors of the Estate of Josephine Bell Richardson a ~~corporation~~, and that he as such Co-Executors, executed the foregoing instrument for the purpose therein contained, by signing the name ~~of the corporation~~ by himself as Co-Executors.

Witness my hand and official seal at Nashville, Tennessee, this 25th day of June, 1986.

Notary Public

Commission Expires 10/19/86

WARRANTY DEED

FROM

TO

Description for Guaranty No. 143693

A tract of land in the 2nd, formerly the 5th, Civil District of Davidson County, Tennessee, described as follows:
Beginning on the northerly margin of Smith Springs Road at the southeast corner of the property conveyed to John Richmond Myrick by deed from Thera Bernard Heaps and wife, of record in book 1758, page 535, Register's Office for said County, said point being at an old gate; thence with said Myrick's easterly line northwardly 210 feet to a stake; thence eastwardly and parallel with the northerly margin of said Smith Springs Road 210 feet to a stake; thence southwardly and parallel with said Myrick's easterly line 210 feet to the northerly margin of said Smith Springs Road; thence with same westwardly 210 feet to the beginning, containing 1 acre, more or less.
Being the same real property conveyed to Charles William Richardson and wife, Josephine Bell Richardson, by deed from Stanley Gardner and wife, dated October 7, 1947, filed February 7, 1948, and recorded in book 1559, page 24, said Register's Office.

INCLUDED in said legal description but excluded from this conveyance is a tract sold to Amos Hayes et ux by deed of record in Book 3808, page 239, said Register's Office.

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

320[illegible]00- CAPIT.
83.00 STTAX
.50 PRFE
9.00 [illegible]
CHECK 92.70-
0539A06/26/06 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

14758

IDENTIFICATION REFERENCE

JUN 26 2 41 PM '06

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 264009