File Copy

WARRANTY DEED

BOOK 6927 PAGE 728

THIS INSTRUMENT WAS PREPARED BY

DEARBORN & EWING, ATTORNEYS, NASHVILLE, TENNESSEE

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
H. Carey Brown & wife, Joan D. Brown (NAME)	SAME (NAME)	Map 116-16
207 Concord Park West (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 119
Nashville, Tn. 37205 (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, Clure L. Winfree and wife, Carol B. Winfree

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO H. Carey Brown and wife, Joan D. Brown

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:

Being Lot No. 40 on the Map of Part One, Wallace Subdivision, as of record in Book 1424, page 16, Register's Office for Davidson County, Tennessee.

Said Lot No. 40 fronts 112.2 feet on the easterly side of Sneed Avenue and runs back 204.7 feet on the northerly line and 200 feet on the southerly line to a dead line in the rear, measuring 125 feet thereon.

Being the same property conveyed to Clure L. Winfree and wife, Carol B. Winfree, by deed from William D. Gee, Administrator of the Estate of Jessie William Hargis, of record in Book 5866, page 320, Register's Office for Davidson County, Tennessee, and by quitclaim deed from Douglas W. Williams, the only heir at law of Jessie W. Hargis, deceased, of record in Book 6559, page 91, Register's Office for said County.

The above property is conveyed subject to 1986 Metropolitan Government taxes.

IDENTIFICATION REFERENCE 24264.

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN Jul 24 11 54 AM '86

unimproved ( )
This is improved (X) property, known as 4126 Sneed Road, Nashville, Tennessee 37215
(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 successors, assigns 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 24th day of July, 1986

Clure L. Winfree

Carol B. Winfree

1574

Form 3

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Clure L. Winfree and wife, Carol B. Winfree the bargainors with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 24 day of July, 19 86.

Commission Expires: 5/13/89

Carol R. Lewis
Notary Public

STATE OF _____)

COUNTY OF _____)

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon (his oath, their several oaths) acknowledged (himself, themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he, they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

WITNESS my hand and official seal at office at _____ on this ___ day of _____, 19__.

My Commission Expires: _____

_____
Notary Public

WARRANTY DEED

FROM

Clure L. Winfree and wife,

Carol B. Winfree

TO

H. Carey Brown and wife,

Joan D. Brown

RETURN TO:

Dearborn & Ewing
ATTORNEYS
NASHVILLE, TENN.

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this conveyance is $ 97,000.00

H. Carey Brown

Subscribed and sworn to before me this 24 day of July, 1986

My Commission Expires: 5/13/89

Carol R. Lewis
Notary Public

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

970[illegible]- CANT.
271.60 CSTAX
.50 PRFE
6.00 WDSTD
CHECK 279.10-
1574A07/24/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

24264

IDENTIFICATION REFERENCE

JUL 24 11 54 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 274860