VIII-C/SA25

Rush

This instrument prepared by: JOHN R. REYNOLDS
JACKSON, TANNER & REYNOLDS
Attorneys at Law
216 Third Avenue, North
Nashville TN 37201

WARRANTY DEED BOOK 6966 PAGE 385

Address New Owner(s) as follows:	Send Tax Bills to:	Map/Par. No.
Scott Bateman	SAME	Map 72-12
5510 Country Drive, Unit 50		Par No. 263
Nashville TN 37211		

For and in consideration of the sum of FIVE THOUSAND ($5,000.00) DOLLARS, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, we, C. W. TIDWELL, JAMES B. HARDY and ROBERT JONES, hereinafter referred to as the Grantors, have bargained and sold, and by these presents do hereby transfer and convey unto SCOTT BATEMAN, hereinafter referred to as Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot No. 2 on the Plan of Revised Lots Nos. 7 and 12, Williams & Hays Co.'s BelleView Plan, as shown of record in Book 5800, page 192, Register's Office for Davidson County, Tennessee.

Said Lot No. 2 fronts 100 feet on the westerly margin of Montgomery Avenue and runs back between parallel lines 125 feet to a dead line in the rear, on which it measures 100 feet.

Being a part of the same property conveyed to C. W. Tidwell, James B. Hardy and Robert Jones, by deed from Fred Von Schmittou and George B. Potts, Co-Executors of the Estate of Lela Odell Potts, as shown of record in Book 5953, page 436, Register's Office for Davidson County, Tennessee.

This is (X) improved ( ) unimproved property, known as 1502 Montgomery Avenue, Nashville TN 37207

TO HAVE AND TO HOLD said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever; and Grantors do covenant with the said Grantee that they 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 they do further covenant and bind themselves/their heirs and assigns, to warrant and forever defend the title to said land to

the said Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever.

The Grantors represent and warrant that the above described property does not constitute homestead, their homestead being located elsewhere.

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

Witness our hands this 29th day of August 1986.

C. W. TIDWELL

James B. Hardy
JAMES B. HARDY

ROBERT JONES

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named C. W. TIDWELL, JAMES B. HARDY and ROBERT JONES, 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 August 1986.

Jon R. Reynolds
Notary Public

My commission expires 17 July 1988

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer, is $ 40,000.00 .

Affiant

Subscribed and sworn to before me this 29th day of August 1986.

Jon R. Reynolds
Notary Public

My commission expires: 17 July 1988

NOTE TO REGISTER:

Upon recording, please return the recorded instrument to:

JOHN R. REYNOLDS, Attorney
215 Third Avenue, North
Nashville TN 37201

37612

IDENTIFICATION REFERENCE

SEP 2 3 43 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

RUSH

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6966 PAGE 387

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

40000.00- CAMT.
112.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 118.50-
691609/02/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3 7.6 1 2

IDENTIFICATION REFERENCE

SEP 2 3 43 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 289838