Box 8 cg

THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR. and CHRISTY WILKINS IVEY, Attorneys**
**2210 Crestmoor Road, Nashville, Tennessee 37215-0157**

ADDRESS NEW OWNER:
Richard Prince
3825 Creekside Drive
Nashville, TN. 37211

MORTGAGEE:
None

MAP-PARCEL NUMBERS:
MAP 148-10
PARCEL 125
5DU-44267

**WARRANTY DEED** BOOK 7031 PAGE 465

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged,

Claudine Graves Sullivan

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Richard Prince and wife, Patricia Prince

hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: To-Wit:

LAND in Davidson County, Tennessee, being Lot No. 102 on the plan of Blanchard Heights, of record in Book 2663, pages 62 & 63, Register's Office for said County.

SAID Lot No. 102 fronts 70.0 feet on the northeasterly margin of Creekside Drive and extends back 287.62 feet on the northerly line and 251.32 feet on the southerly line to a broken line in the rear, measuring 113.2 feet thereon.

Being the same property conveyed to Robert P. Sullivan by deed from John Douglas Heffington and wife, Georgia M. Heffington of record in Book 4162, page 497, said Register's Office. For the purpose of creating a tenancy by the entireties Robert P. Sullivan conveyed subject property to Whithworth Stokes, Jr., Trustee, who conveyed subject property to Robert P. Sullivan and wife, Claudine Graves Sullivan by instrument of record in Book 4248, page 325, said Register's Office. Robert P. Sullivan died on July 2, 1979 leaving Claudine Graves Sullivan sole owner as surviving tenant by the entirety.

The property herein conveyed is subject to restrictive covenants of record in Book 2795, page 99, said Register's Office, and to the matters set forth in the above referenced plan of record.

This is (un)improved property, known as 3825 Creekside Drive, Nashville, TN. 37211.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 3rd day of November, 19 86.

Claudine Graves Sullivan
Claudine Graves Sullivan

**STATE OF TENNESSEE**
**COUNTY OF** Davidson

On this 3rd day of November, 19 86, before me personally appeared Claudine Graves Sullivan, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed.

NOTARY PUBLIC

My Commission Expires: 11-1-87

Christy Wilkins Ivey
Notary Public

STATE OF TENNESSEE
COUNTY OF _____

BOOK 7031 PAGE 466

Before me, the undersigned, of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged ___self to be the President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ___self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 62,000.00.

Richard Q. Prince
Affiant

Subscribed and sworn to before me, this the 3rd day of November, 1986.

My Commission Expires: 11-1-87

Christy Wilkins Ivey
Notary Public

60273

**WARRANTY DEED**

from:
Claudine Graves Sullivan

to:
Richard Prince and wife, Patricia Prince

IDENTIFICATION REFERENCE

Nov 5 10 39 AM '86

ELAINE WILSON CLERK & MASTER
DAVIDSON COUNTY, TN

**PERCY WILKINS, JR.**
and
**CHRISTY WILKINS IVEY**
**Attorneys at Law**
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN 25907

book 8 c

**OFFICIAL RECEIPT**
**FELIX Z. WILSON, II**
**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

RECEIVED OF _____

FOR _____

BOOK 7031 PAGE 467

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|

620[illegible].00- CAMT.
173.60 CSTAX
.50 PRFEE
6.00 WDSCD
CHECK 180.10-
2014A11/05/86 BAL .00

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

60273

IDENTIFI REFERENCE

Nov 5 10 39 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

**No.** 08675