fee 47

| ADDRESS NEW OWNER(S) AS FOLLOWS | SEND TAX BILLS TO (NO MORTGAGEE) | MAP-PARCEL NUMBERS: |
|---|---|---|
| CHARLES D. COOK ET UX | SAME | 1W 13130 |
| (NAME) | (NAME) | |
| 1315-1317 4th Avenue North | | 82-9-174 |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Nashville, TN 37208 | | |
| (CITY) (STATE) (ZIP CODE) | (CITY) (STATE) (ZIP CODE) | |

**WARRANTY DEED** BOOK 7047 PAGE 371

For and in consideration of the sum of TEN AND 00/100 ---------- ( $10.00) DOLLARS

cash in hand paid by the within named Grantees, and other good and valuable considerations, the receipt of which is hereby acknoweldged,

I, CATHERINE VANCE, unmarried,

have bargained and sold, and by these presents do transfer and convey unto the said CHARLES D. COOK AND WIFE, JOAN MARIE COOK

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in DAVIDSON County, State of Tennessee, described as follows:

Two tracts of land in Davidson County, Tennessee, as follows:

TRACT NO. 1:
Being the northerly 33 feet of the southerly 64-2/3 feet of Lot No. 56 on the Plan of D. T. McGavock's First Addition to North Nashville, as of record in Book 10, pages 606 to 609, inclusive, Register's Office Davidson County, Tennessee.
Said part of Lot No. 56 fronts 33 feet on the westerly side of 4th Avenue North, formerly Cherry Street, and runs back between parallel lines 173 1/2 feet, more or less, to an alley.

TRACT NO. 2:
Land in Davidson County, Tennessee, being the northerly 10 feet of Lot No. 55 and the southerly 31-2/3 feet of Lot No. 56 in D. T. McGavock's First Addition to North Nashville, a plan of which is of record in Book 10, pages 606 to 609, inclusive, Register's Office for said County. Said northerly part of Lot No. 55 and the southerly part of Lot No. 56 together front 41-2/3 feet on the westerly side of 4th Avenue North, formerly Cherry Street, and run back between parallel lines 181 1/2 feet to the center of an alley.

Being the same property conveyed to Gordan R. Vance and wife, Catherine Vance, by deed from William O. Lee, Trustee, of record in Book 4176, page 782, Register's Office for Davidson County, Tennessee; the said Gordan R. Vance having since died.

This is unimproved ( ) improved (x) property, known as 1315-1317 Fourth Avenue, North (House Number) (Street)
Nashville, Tennessee (P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 hands this 12th day of November, 19 86.

Catherine Vance

BOOK 7047 PAGE 372

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named CATHERINE VANCE, unmarried,

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Madison, Tennessee, this 12th day of November, 1986.

My commission expires 7-17-88 Notary Public Joyce B. Castleman

STATE OF TENNESSEE
COUNTY OF

Before me, , a Notary Public of the State and County aforesaid, personally appeared and with whom I am personally acquainted, and who, upon oath, acknowledged to be and respectively of the , the within named bargainor, a corporation, and that 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 seal, at office in , this day of , 19 .

Notary Public

Commission expires

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 75,700.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

William D. Castleman

Sworn to and subscribed before me
this 12th day of November, 1986.

My commission expires 7-17-88 Notary Public Joyce B. Castleman

RETURN TO: This instrument was prepared by:
WILLIAM D. CASTLEMAN, ATTORNEY 101 CUMBERLAND AVENUE MADISON, TN 37115
Name Address

WARRANTY DEED
FROM
CATHERINE VANCE, unmarried
TO
CHARLES D. COOK et ux

IDENTIFICATION REFERENCE

6588

FILED
May 21 1 42 PM '86
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

LAW OFFICES
WILLIAM D. CASTLEMAN
101 CUMBERLAND AVENUE
SUITE 100
MADISON, TENNESSEE 37115

AREA CODE 615
TELEPHONE 865-4750

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

RECEIVED OF _____

FOR _____

BOOK 7047 PAGE 373

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|
| | | | 7570 .00- PAID. | |
| | | | 211.95 CSTAX | |
| | | | .50 PRFEE | |
| | | | 6.00 MORTG | |
| | | | CHECK 217.45 | |
| | | | 8902A 11/21/86 SAL .0 | |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

65888

IDENTIFICATION REFERENCE

Nov 21 1 42 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 14875