ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBER
Ted Fairchild (NAME)	Same (NAME)	119-14-09
257 Collier Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37211 (CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED BOOK 7095 PAGE 695

For and in consideration of the sum of Ten and 00/100 ($10.00) **DOLLARS**

cash in hand paid and other good and valuable considerations accepted as cash, which is hereby acknowledged,

I, Waldine V. Alessio, widow of Charles Alessio, Jr. and unmarried,

have bargained and sold, and by these presents do transfer and convey unto the said Ted Fairchild

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

Land in Davidson County, Tennessee, being Lot No. 26 and the west 15 feet of Lot No. 25 Woodbine Courts Subdivision, Par 2, unrecorded.

Said Lot 26 and part of Lot 25 front together 90 feet on the south side of Collier Avenue and run back between parallel lines 155.5 feet to a dead line in the rear.

Subject to easement for public utility purposes of 12 1/2 feet along the south line of captioned property and a building setback line restriction of 35 feet from Collier Avenue, shown on the unrecorded plat of Woodbine Courts, Part 2, Block E.

Being the same property conveyed to Charles Alessio, Jr. and Waldine V. Alessio by deed of record in Book 3186, page 349, Register's Office for Davidson County, Tennessee.

80016

IDENTIFICATION REFERENCE

JAN 5 2 18 PM '87

REGISTER'S OFFICE DAVIDSON COUNTY, TN

unimproved ( )
. This is improved (x) property, known as 257 Collier Avenue (House Number) (Street)
Nashville, TN 37211 (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 30th **day of** December **, 19** 86 **.**

Waldine V. Alessio

Waldine V. Alessio

BOOK 7095 PAGE 696

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, Jeffrey W. Combs, a Notary Public in and for said County and State, the within named Waldine V Alessio

the bargainor, ( ), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that She executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tn, this 30th day of December, 1986.

My commission expires 1-21-90 Notary Public Jeffrey W Combs

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, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged _____ to be the _____ and _____ respectively of _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as _____ and attesting the same by the said _____ as _____.

Witness my hand and seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF ~~Davidson~~ Williamson Tn

The actual consideration for this transfer or value of property (whichever is greater) is $ 58,000.00

This is equal to or greater than the property would bring at a fair and voluntary sale.

Ted Fairchild

Sworn to and subscribed before me
this 30th day of December, 19 86.

My commission expires 1/21/90 Notary Public Jeffrey W Combs

This instrument was prepared by:

Name	Address
Combos & Lawless, P.C.	1404 American Trust Building Nashville, TN 37201

WARRANTY DEED

FROM Waldine V. Alessio

TO Ted Fairchild

Combos & Lawless, P.C.
American Trust Building
Suite 1404
301 Union Street
Nashville, TN 37201

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

RECEIVED OF _____

FOR _____

BOOK 7095 PAGE 697

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

[illegible] CMT.
168.40 STAX
.50 [illegible]
6.00 WDFE
CHTX 168.90-1
[illegible]/05/87 BAL .01

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

80016

IDENTIFICATION REFERENCE

JAN 5 2 18 PM '87

FELIX Z. WILSON, JR. REGISTER
DAVIDSON COUNTY, TN

No. 30703