BOOK 7135 PAGE 428 FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON } Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 48,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF February 1987.

Notary Public

MY COMMISSION EXPIRES: 10-1-89

(AFFIX SEAL)

Filed?

THIS INSTRUMENT WAS PREPARED BY

Montgomery & Associates 215 Centerview Dr. Suite 150, Brentwood, TN 37027
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kimberly C. Newsom (NAME)	Tennessee Housing Development (NAME)	51-12
322 E. Due West Avenue (STREET ADDRESS OR ROUTE NUMBER)	706 Church Street, Suite 328 (STREET ADDRESS)	76
Madison, TN. 37115 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37203 (CITY) (STATE) (ZIP)	11D 66875

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, Marilyn Dawn Davidson Jenkins and Michael Blair Ashworth and Amanda Blair Ashworth, Heirs of Charles L. Davidson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kimberly C. Newsom, unmarried

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:

LAND in the Eleventh Civil District of Davidson County, Tennessee, being Lot No. 10 on the unrecorded Map of the Core Subdivision, and more particularly described according to a survey thereof made in 1946 by Anderson & Gee, Surveyors, as follows:

Beginning at a point in the southerly margin of Due West Avenue at the corner of Lots Nos. 9 and 10; thence with the line between said lots, southwardly 150 feet to a point; thence eastwardly 75 feet to the corner of Lot No. 11; thence with the line between Lots Nos. 10 and 11, northwardly 150 feet to the southerly margin of Due West Avenue; thence with the margin of the same, westwardly 75 feet to the point of beginning.

Being the same property conveyed to Charles L. Davidson and wife, Helen S. Davidson, the said Charles L.Davidson and Helen S. Davidson, having since died, Helen S. Davidson predeceased, Chales L. Davidson. The heirs under the will probated January 6, 1986, file No. 77567 of Charles L. Davidson are Pamela Yvonne Davidson and Marilyn Dean Davidson Jenkins, the said Pamela Ashworth now having since died leaving as her only heirs of law Michael Blair Ashworth and Amanda Blair Ashworth. The said Michael Blair Ashworth having been appointed guardian of Amanda Blair Ashworth in case No. 79374, by deed from Edwin Ray Stephens and wife, Sara Stephens of record in Book 2858, Page 108, Register's Office, Davidson County, Tennessee.

This conveyance is subject to any and all existing easements of record.

This is {unimproved (x) / improved ( )} property, known as 322 E. Due West Avenue, Madison, TN. 37115
(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 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 their hands this 6th day of February, 1987

Marilyn Dawn Davidson Jenkins

Marilyn Dawn Davidson Jenkins

Michael Blair Ashworth

Amanda Blair Ashworth By Michael Blair Ashworth Guardian

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STATE OF TENNESSEE
~~Davidson~~ County
Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ~~Michael Blair~~ Ashworth and Amanda Blair Ashworth, Heirs of Charles L. Davidson

the bargainor S, 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 Brentwood, Tennessee, this 6th day of February 19 87

Commission expires 10-1-87

H. Eddie Montgomery
Notary Public

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Marlene Key, with whom I am personally acquainted, and who acknowledged that she executed the within instrument on behalf of Marilyn Dawn Davidson Jenkins as her Attorney in Fact as the free act and deed of the within named Marlene Key.

Witness my hand and official seal at Brentwood, Tennessee, this 6th day of Febuary, 1987.

My Commission Expires:

10-1-87

H. Eddie Montgomery
Notary Public

H. EDDIE MONTGOMERY NOTARY PUBLIC LARGE STATE OF TENNESSEE

WARRANTY DEED

FROM

Marilyn Dawn Davidson Jenkins and Michael Blair Ashworth and Amanda Blair Ashworth, Heirs of Charles L. Davidson

TO

Kimberly C. Newsom, unmarried

02/12/87 40.00- CHECK

93223

IDENTIFICATION REFERENCE

FEB 12 10 42 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

3822

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

480[illegible].00- CAMT.
134.40 CSTAX
.50 PRFE
2.00 WDEED
CHECK 140.90-
98[illegible]02/12/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

9 3 2 2 3

IDENTIFICATION REFERENCE

FEB 12 10 42 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No.45191