Title 30

BOOK 7139 PAGE 874

STATE OF TENNESSEE
COUNTY OF DAVIDSON The actual consideration or value whichever is greater, for this transfer is $ 32,500.00

Subscribed and sworn to before me, this the 16th day of February 19 87

W. Baxter Masters
Affiant

My commission expires: Jan 21, 1990 (Affix Seal)

Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
SOUTHEAST TITLE OF TENENSSEE, INC.
Suite 100, Bristol Building, 7003 Chadwick Drive, Brentwood, TN 37027

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
W. BAXTER MASTERS	NEW OWNER
112 Trace End Drive (STREET ADDRESS)	(STREET ADDRESS)
Franklin, Tennessee 37064 (CITY STATE ZIP)	(CITY STATE ZIP)

MAP & PARCEL NO. 118-8 114 6DA-24800

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED, GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, Katherine Louise Jones, unmarried, Paul Jones, unmarried, John Sneed Jones, Jr. and wife, Brenda H. Jones and Mary Elizabeth Jones Hagan and husband, A. Dwain Hagan

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO W. Baxter Masters and wife, Patricia Ann Masters

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARTY DESCRIBED AS FOLLOWS:

Land in Davidson County, Tennessee, being Lot No. 195 and the northerly 17 feet of Lot No. 194 on the plan of Grandview Heights, as of record in Book 161, pages 14 and 15, Register's Office for said County. Said Lot No. 195 and the northerly part of Lot No. 194 fronts together 67 feet on the westerly side of Cruzen Avenue and runs back between parallel lines, 150 feet to an alley.

Being the same property conveyed to Katherine Louise Jones, John Sneed Jones, Jr., Paul David Jones, and Mary Elizabeth Jones by Quitclaim Deed in Book 5587, page 213, Register's Office for Davidson County, Tennessee.

9.4.7.7.6.

IDENTIFI REFERENCE

FEB 18 11 09 AM '87
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

THIS IS _____ IMPROVED PROPERTY KNOWN AS 2415 Cruzen Street, Nashville, Tennessee

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 singlular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 16th day of February 19 87

X Katherine Louise Jones — Katherine Louise Jones
Paul David Jones — Paul David Jones
John Sneed Jones, Jr. — John Sneed Jones, Jr.
Mary Elizabeth Jones Haga — Mary Elizabeth Jones Hagan
A. Dwain Hagan — A. Dwain Hagan
Brenda H. Jones — Brenda H. Jones

State of ~~Tennessee~~ Texas
County of Tom Green

On this 12th day of February, 19 87, before me personally appeared Katherine Louise Jones to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires:

11 Nov 87

LaDeeta Shelburne
Notary Public

State of Tennessee
County of _____

On this _____ day of _____, 19_____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My Commission expires:

_____

_____
Notary Public

WARRANTY DEED

SOUTHEAST TITLE
OF TENNESSEE, INC.

SUITE 100
BRISTOL BUILDING
7003 CHADWICK DRIVE
BRENTWOOD, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 16th day of February, 1987, before me personally appeared Paul David Jones, John Sneed Jones, Jr. and wife, Brenda H. Jones and Mary Elizabeth Jones Hagan and husband, A. Dwain Hagan to me known to be the personl described in or proved to me on the basis of satisfactory evidenc, and who executed the foregoing instrument and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission Expires: Jan 21, 1990

Notary Public

NOTARY PUBLIC STATE OF TENNESSEE

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

[illegible] CAMT.
91.00 CSTAX
.50 PRFEE
6.00 MRTG
CHECK 97.50-
[illegible] BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

9. 4. 7. 7. 6.

IDENTIFICATION REFERENCE

FEB 18 11 09 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 46919