BOOK 7154 PAGE 822

FORM NO. WD-1 REV. 10-86

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 75,000.00

O H Mason
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF March, 1987.

Notary Public

MY COMMISSION EXPIRES: 2-27-87

(AFFIX SEAL)

mail

THIS INSTRUMENT WAS PREPARED BY

Walt, Dyer & James, Attys: One Burton Hills Blvd, Suite 130: Nashville, TN 37215
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | MORTGAGEE: | MAP-PARCEL NUMBERS |
|---|---|---|
| J. D. Beasley (NAME) | NONE (NAME) | 90-12-88 |
| 493 Annex Ave (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Nashville, TN (CITY) (STATE) (P. O. ZIP) | (CITY) (STATE) (ZIP) | |

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, Watanna H. Edens, a widow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO J. D. Beasley and wife, Evie Beasley

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 8th Civil District of Davidson County, Tennessee, being lot No. 270 on the map of Charlotte Park, Section V, as of record in Book 2663, Pages 111 and 112, Register's Office for said County, more particularly described as follows:
Said Lot No. 270 fronts 75.0 feet on the northwesterly side of Annex Avenue, and runs back between parallel lines, 150.5 feet to a line on which it measures 75.0 feet.

Being the same property conveyed to J. Hugh Edens and wife, Watanna H. Edens by deed from M. M. Coleman, A. W. Terrell, and G. H. Todd, of record in Book 2930, Page 601, said Register's Office. The said J. Hugh Edens having since died.

9.9.6 1.8.

IDENTIFICATION REFERENCE

MAR 3 1 54 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

K

SEC

This is improved ( ) unimproved ( ) property, known as 493 Annex Ave.: Nashville, TN
(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 my hand this 2nd day of March, 1987

Watanna H. Edens

Watanna H. Edens

03 16.50

STATE OF TENNESSEE
Davidson County

BOOK 7154 PAGE 823

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Watanna H. Edens, a widow

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 Nashville, Tennessee, this 2nd day of March, 1987

Commission expires 4-14-87

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes 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 official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

Notary Public

STATE OF TENNESSEE
Davidson County

On this _____ day of _____, 19____, personally appeared before me, _____, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is the "attorney-in-fact" of _____ and is authorized by them to execute this instrument on their behalf, as their free act and deed.

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

My commission expires: _____

Notary Public

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

RECEIVED OF _____

FOR _____

BOOK 7154 PAGE 824

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

750 • 0- CENT.
216.0 STTAX
.50 PRFE
0.00 MTG
CHECK 216.50
7038X03/30/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

9: 9: 6 1- 8:

IDENTIFICATION REFERENCE

MAR 3 1 54 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 52271