file box 8/jcb

THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR.** and **CHRISTY WILKINS IVEY**, Attorneys
2210 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:
Wilbert E. Taylor
1200 Foster Avenue
Nashville, TN. 37210

MORTGAGEE:
NONE

MAP-PARCEL NUMBERS:
MAP 119-13
PARCEL 165
6DA-37148

BOOK 7212 PAGE 746

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, James W. Harrison and wife, Vickie L. Harrison hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Wilbert E. Taylor and wife, Mary V. Taylor hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: To-Wit:

LAND in Davidson County, Tennessee, being Lot No. 58 on the plan of College Heights, of record in Book 332, page 19, Register's Office for said County.

SAID Lot No. 58 fronts 50 feet on the northerly margin of Morton Street and extends back between parallel lines a distance of 169 feet to an alley in the rear.

Being the same property conveyed to James W. Harrison and wife, Vickie L. Harrison by deed from Wendell L. Byrd and wife, Faye Byrd of record in Book 6385, page 395, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all matters shown on the herein referenced plan of record in said Register's Office.

This instrument is executed on behalf of Vickie L. Harrison by James W. Harrison as her Attorney in Fact pursuant to a Power of Attorney being recorded simultaneously herewith.

The affidavit of said Attorney in Fact is attached as "Exhibit A" to this deed and incorporated herein by reference.

This is improved property, known as 504 Morton Street, Nashville, TN. 37211

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 22nd day of April, 19 87.

Vickie L. Harrison
BY: James W. Harrison, Attorney in Fact

James W. Harrison

STATE OF TENNESSEE
COUNTY OF Davidson

On this 22nd day of April, 19 87, before me personally appeared James W. Harrison, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed.

NOTARY PUBLIC AT LARGE

My Commission Expires: Nov 4 1987

Notary Public

STATE OF TENNESSEE
COUNTY OF _____

BOOK 7212 PAGE 747

Before me, the undersigned, of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged ___self to be the President (or other officer authorized to execute the instrument) of the _____, _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ___self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires:_____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 46,000.00.

Wilbert E. Taylor
Affiant

Subscribed and sworn to before me, this the 22nd day of April, 1987.

Christy Wilkins Ivey
Notary Public

My Commission Expires: Nov 1, 1987

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James W. Harrison, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument on behalf of Vickie L. Harrison as her Attorney in Fact as the free act and deed of the within named Vickie L. Harrison.

Witness my hand and official seal at Nashville, Tennessee, this the 22nd day of April, 1987.

Christy Wilkins Ivey
NOTARY PUBLIC

My commission expires: Nov 1, 1987

WARRANTY DEED

from:
James W. Harrison and wife, Vickie L. Harrison

to:
Wilbert E. Taylor and wife, Mary V. Taylor

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN-26489

"EXHIBIT A"

BOOK 7212 PAGE 748

STATE OF TENNESSEE

COUNTY OF DAVIDSON

A F F I D A V I T

The undersigned Affiant, being first duly sworn, deposes and says as follows:

1. That the document to which this affidavit is exhibited was executed by the undersigned as attorney-in-fact for the principal thereon shown.

2. That the execution is proper and within the scope of the power-of-attorney referenced in the instrument.

3. That at the time of execution of said document the Affiant had no knowledge or notice of the termination of the power-of-attorney, either by revocation or by the principal's death, disability or incapacity.

Further the Affiant saith not.

James W. Harrison

Affiant JAMES W. HARRISON

Sworn to and subscribed before me this 22nd day of April, 19 87.

Christi Wilkins Lowry

Notary Public

My Commission Expires: 11-1-87

CHRISTI WILKINS LOWRY NOTARY PUBLIC AT LARGE

RECORDED
APR 23 10 52 AM '87

04/23 13:36 - 0357
1236

DOC #

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

RECEIVED OF _____

FOR _____

BOOK 7212 PAGE 749

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

46000.00 C- CAMT,
128.00 CSTAX
.50 PRFEE
9.00 WDE D
CHECK 139.30-
0235A04/23/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

18136

IDENTIFICATION REFERENCE

APR 23 10 52 AM '87

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 72985