BOOK 7248 PAGE 195

Address New Owner as Follows:

Ben H. Massey, ETUX
913 WATERSWOOD DR
NASHVILLE, TN 37220

Send tax bills to:

SAME

Map & Parcel

Map 105-7
Parcel 295
6DA-20290

WARRANTY DEED

FOR AND IN CONSIDERATION 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, Hazel M. Cothran, unmarried hereinafter called the Grantor, has bargained and sold and by these presents does transfer and convey unto the said Ben H. Massey and wife, Mary R. Massey, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being the westerly one-half (1/2) of Lot No. 15 on the Plan of the Moore Tract, as of record in Book 137, page 91, of the Register's Office of Davidson County, Tennessee.

Said part of Lot No. 15 fronts 50 feet on the northerly side of Moore Avenue and runs back between parallel lines 148-1/4 feet to a dead line.

Being the same property conveyed to Hazel M. Cothran by deed from Otis W. Charlton and wife, Louise R. Charlton, of record in Book 5111, page 483, Register's Office for Davidson County, Tennessee.

This property is conveyed subject to the Plan of record in Book 137, page 91, said Register's Office.

This is improved property known as 554 Moore Avenue, Nashville, TN.

The Contract of Sale survives the closing.

This property is conveyed subject to all applicable local government planning, building and zoning regulations.

TO HAVE AND TO HOLD the said real estate, with the appurtenances, estate, title and interest thereto belonging to the said Ben H. Massey and wife, Mary R. Massey, their heirs and assigns forever.

AND GRANTOR COVENANTS that she is lawfully seized and possessed of said real estate, in fee simple, that she has a good right to convey it and that the same is unencumbered, unless otherwise herein set out.

AND GRANTOR DOES further covenant and bind herself, her heirs and assigns, to warrant and forever defend the title to the said real estate 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 my hand on this the 22nd day of May, 1987.

Hazel M. Cothran

29758

IDENTIFICATION REFERENCE

MAY 27 9 35 AM '87

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

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STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Hazel M. Cothran, unmarried, the within named 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 on this the 22nd day of May, 1987.

David Coleman
NOTARY PUBLIC

My commission expires: 5/13/89

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $14,000.00.

Ben N. Massey
Affiant

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

David Coleman
NOTARY PUBLIC

My commission expires: 5/13/89

This instrument was prepared by:
Tom G. Coleman, Jr., Attorney
Coleman Real Estate Closing Service
9000 East Church Street
Brentwood, TN 37209

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
			14000.00- CAMT.	
			39.20 CSTAX	
			.50 PRFEE	
			6.00 MDEED	
			CHECK 45.70-	
163/AU5/27/87			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7 5 8.

2 9

IDENTIFICATION REFERENCE

MAY 27 9 35 AM '87

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 86096