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IN

BOOK 7268 PAGE 568

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
92-13-300	Marvin Moore, Jr., et al	New Owner
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO.
	344 Chamberlain Avenue	PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged,

DORIS JOHNSON, ADMINISTRATRIX OF THE ESTATE OF VIOLA L. DABNEY, DECEASED

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto MARVIN MOORE, JR., JUANITA MOORE AND MARVIN MOORE, III

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 4 of Block 26 on the Plan of E. J. Plummer's Addition as of record in Book 161, page 39, Register's Office for Davidson County, Tennessee.

Said Lot No. 4 fronts 50 feet on the easterly margin of Chamberlain Avenue formerly 38th Avenue North or Center Street, and extends back between parallel lines 151.5 feet, more or less, to an alley in the rear.

Being the same property conveyed to Viola L. Dabney, by deed from Bennie C. Morrison and wife, Martha K. Morrison, as of recordin Book 4323, page 368, Register's Office for said County, the said Viola L. Dabney having since died and the said Doris Johnson, Administratrix of the estate of Viola L. Dabney, deceased having been authorized to convey the subject property by proceedings in the Probate Court for Davidson County, Tennessee under Rule No. 79274, certified copy of Motion being record in Book 7255, page 933, Register's Office for Davidson County, Tennessee, certified copy of Petition being recorded in Book 7255, page 934, Register's Office and certified copy of Order being recorded in Book 7255, page 940, Resgister's Office for Davidson County, Tennessee.

This conveyance is made subject to any and all zoning regulations, building restrictions, setback lines, if any, and easements and rights of way for public utilities applicable to this property.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered., Except 1987 taxes which have been prorated and assumed by Grantees.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

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.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 12th day of June, 1987.

Doris Johnson administratrix of the Estate of Viola Dabney

Doris Johnson, Administratrix of the Estate of Viola Dabney, Deceased.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named Doris Johnson, Administratrix of the estate of Viola Dabney, deceased the bargainor(s), 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, the 12 day of June, 19 87.

My commission expires: 3-11-90

Mary Ann Kelley
Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this, the _____ 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 $17,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12 DAY OF June, 1987

MY COMMISSION EXPIRES: 1-19-88 (AFFIX SEAL)

Janice W. Vance
Notary Public

WARRANTY DEED

FROM

DORIS JOHNSON, ADMINISTRATRIX OF THE ESTATE OF VIOLA DABNEY DECEASED

TO

MARVIN MOORE, JR., JUANITA MOORE and MARVIN MOORE, III

36473

IDENTIFICATION REFERENCE

Jun 15 3 00 PM '87

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

Box 36

ORTALE, KELLEY, HERBERT & CRAWFORD
Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires: _____
Notary Public

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
			175[illegible].00- CAMT.	
			49.00 CSTAX	
			.50 PRFEE	
			6.00 WDED	
			CHECK 5[illegible].50-	
			9407A06/15/87 DAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3 6 4 7 8

IDENTIFICATION REFERENCE

JUN 15 3 00 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 93701