1-017,666

BOOK 7277 PAGE 249

STATE OF TENNESSEE
COUNTY OF

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 192,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22 DAY OF June 1987

Laura J. Ashby
Notary Public

MY COMMISSION EXPIRES 7-17-88

THIS INSTRUMENT WAS PREPARED BY

CUMBERLAND VALLEY TITLE, INC., 1114 17th Avenue, South, Suite 105, Nashville, TN 37212
NAME ADDRESS

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
R. David Ludwick et ux (NAME)	New Owners (NAME)	Map 158-12
1705 Kingsbury Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 7
Nashville, TN 37215 (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, Robert H. Nelson and wife, Sue S. Nelson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Robert D. Ludwick and wife, Rebecca O. Ludwick

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 Davidson County, Tennessee, being Lot No. 543 on the Plan of Hillsboro Park, Section 13, is recorded in Book 4175, page 20, Register's Office for Said County.

Lot No. 543 fronts 157.92 feet on the westerly margin of Kingsbury Drive and extends back 523.1 feet on the southerly line and 437.5 feet on the northerly line to a dead line measuring 230.0 feet thereon.

Being the same property conveyed to Robert H. Nelson and wife, Sue S. Nelson, by deed of record in Book 5687, page 505, Register's Office for Davidson County, Tennessee.

RECEIVED FOR RECORD
JUN 22 1987
TENNESSEE REAL ESTATE TRANSFER

3 5 5 2 1

This is unimproved ( ) improved (X) property, known as 1705 Kingsbury Drive, Nashville, Tennessee 37215
(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 our hand s this 22 day of June, 19 87

Robert H. Nelson

Sue S. Nelson

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STATE OF TENNESSEE }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Robert H. Nelson and wife, Sue S. Nelson

the bargainor s, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 22nd day of June 1987

Commmission expires 7-17-88

Laura S. Weeks
Notary Public

NOTARY PUBLIC AT LARGE TENNESSEE

STATE OF TENNESSEE }

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

WARRANTY DEED

FROM

TO

Furnished by:
Lawyers Title
of Middle Tennessee, Inc.
One Eleven Union St.
Nashville, TN 37201
(615) 242-1708

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

RECEIVED OF _____

FOR _____

BOOK 7277 PAGE 251

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
			19,000.00- CAM.	
			537.00 CSTAX	
			.50 PRF	
			6.00 WDF	
			CHECK	543.50-
			2d18A06/24/87 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

39527

IDENTIFICATION REFERENCE

JUN 24 1 48 PM '87

FELIX Z. WILSON, II
DAVIDSON COUNTY, TN

No. 97037