THIS INSTRUMENT IS BEING RE-RECORDED FOR THE PURPOSE OF CLARIFYING THE MARITAL STATUS OF THE GRANTEES.

23

BOOK 7346 PAGE 600

Address New Owner:	Send Tax Bills To:	Map/Parcel
Mark Wiley, etux 1106 FORREST AVE. NASHVILLE, TN 37206	Same	Map 81-16 Par 615 4W-3360

WARRANTY DEED

RE-RECORD BOOK 7349 PAGE 755

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, LYNDAL ROBERTS, hereinafter called the Grantor, has bargained and sold and by these presents does transfer and convey unto the said MARK WILEY and wife, PAMELA WILEY, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in the County of Davidson, State of Tennessee, described as follows, to-wit: LR

Land in Davidson County, Tennessee, being the north 25 feet of Lot No. 30 on the Plan of Dr. B. W. Hall's Addition to Nashville, as of record in Book 17, Page 261, Register's Office for Davidson County, Tennessee.

Said part of said Lot fronts 25 feet on the easterly side of 11th Avenue North, formerly Cumberland Street, and runs back between parallel lines, along the southerly margin of an alley 152 feet to an alley in the rear.

Being the same property conveyed to Lyndal Roberts, a married man as his sole and separate property by deed from Abbas Azizi and Mohammad R. Kheshti, Individually and as President of Arch Construction Corp. of record in Book 6658, Page 751, Register's Office for Davidson County, Tennessee, and re-recorded in Book 7058, page 500, said Register's Office.

Margaret Roberts, wife of Lyndal Roberts, executes this instrument for the purpose of (i) acknowledging and consenting to this conveyance, including the transfer of any property interest that may have accrued to her by virtue of her marriage to Lyndal Roberts, and (ii) waiving and renouncing any dower, elective share or exemption rights provided for by law in the premises hereby conveyed.

This property is conveyed subject to the Plana of recorrd in Book 17, Page 261, said Register's Office; Vendor's Lien of record in Book 6619, Page 79, as modified in Book 6658, Page 750, said Register's Office; and to all applicable local government planning, building and zoning regulations.

This is improved property known as 1030 11th Ave. North Nashville, Tennessee.

The Contract of sale survives the closing.

TO HAVE AND TO HOLD the said real estate, with the appurtenances, estate, title and interest thereto belonging to the said MARK WILEY and wife, PAMELA WILEY, their heirs and assigns, forever. LR

AND GRANTOR COVENANTS that he is lawfully seized and possessed of said real estate, in fee simple, that he has a good and valid right to convey it and that the same is unencumbered.

AND GRANTOR DOES further covenant and bind himself, his 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 our hands on this 4th day of September, 1987.

RE-RECORD BOOK 7349 PAGE 756

Lyndal Roberts
LYNDAL ROBERTS

Margaret Roberts
MARGARET ROBERTS

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $20,810.00

x
AFFIANT

Sworn to and subscribed before me this 4TH day of September, 1987.

NOTARY PUBLIC

My commission expires: 5/13/89.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Lyndal Roberts and wife, Margaret Roberts, the bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this 4TH day of September, 1987.

NOTARY PUBLIC

My commission expires: 5/13/89.

Prepared By:
Tom G. Coleman, Jr., Attorney
Coleman Real Estate Closing Service, Inc.
9000 E. Church St.
Brentwood, TN 37027

6 3 1 1 6 5

IDENTIFICATION REFERENCE

SEP 8 10 39 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

SEP 11 9 13 AM '87

IDENTIFICATION REFERENCE

6 4 2 0 3

RE-RE IRL