RE-RECORD BOOK 7600 PAGE 164 BOOK 7598 PAGE 995

49132

RE-RECORD TO REFLECT ADDRESS OF NEW OWNERS

Prepared by:
THE LAW OFFICE OF
GEORGE H. THOMPSON, III
112 Stahlman Building
Nashville, Tennessee 37201

IDENTIFICATION REFERENCE

JUL 14 11 31 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

RUSH

ADDRESS OF NEW OWNER:
Joseph Daugherty and
Andrew Shookhoff
2412 Oakland Avenue
Nashville, TN 37212

SEND TAX BILLS TO:
SAME

MAP 104-02
Parcel 74
21W 04030

7288 07/15 0101 03CHECK 6.00

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF **SEVENTY FOUR THOUSAND ($74,000.00) DOLLARS, LARRY POWELL** and wife, **CAROL POWELL,** GRANTORS, have bargained and sold, and by these presents do transfer and convey unto the said **JOSEPH DAUGHERTY** and **ANDREW SHOOKHOFF**, GRANTEES herein, their heirs and assigns certain tracts or parcels of land in Davidson County, State of Tennessee, described as follows:

BEING the easterly part of Lot No. 115 on the Revised Map of West End Park, of record in Book 421, Pages 82 and 83, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

SAID part of Lot No. 115 fronts 63.2 feet on the northerly side of Acklen Park Drive, formerly Grand Avenue or 33rd Avenue, North, and runs back between lines, 141.1 feet on the easterly line and 158.5 feet more or less on the westerly line to the southerly side of an alley on which it measures 60 feet.

BEING the same property conveyed to Larry Powell and wife, Carol Powell by deed from Phillip Hayes Arnold and wife, Mary Davis Arnold, of record in Book 7137, Page 526, Register's Office for Davidson County, Tennessee.

LARRY POWELL EXECUTES THIS INSTRUMENT ON BEHALF OF CAROL POWELL PURSUANT TO A GENERAL POWER OF ATTORNEY OF RECORD IN BOOK 6114, PAGE 481, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

This is improved property known as 206 Acklen Park Drive, Nashville, Tennessee 37203.

TO have and to hold the said tracts and parcel of land, with the appurtenances, estate, title and interest thereto belonging to the GRANTEES, their heirs and assigns, forever. And GRANTORS do covenant with the said GRANTEES that GRANTORS are lawfully seized an possessed of said land in fee simple, have good right to convey it, and the same is unencumbered, unless otherwise herein set out. And they do further covenant and bind themselves, their heirs, and representatives to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns

RE-RECORD
951 5.

IDENTIFICATION REFERENCE
15 11 18 AM '88
X Z. WILSON II REGISTER
DAVIDSON COUNTY, TN
RUSH

against the lawful claims of all persons, whomsoever.

WITNESS our hands this 14th day of July, 1988.

Larry Powell
LARRY POWELL

Carol Powell by Larry Powell
CAROL POWELL BY LARRY POWELL,
Attorney-In-Fact
Attorney-In-Fact

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

6848 07/14 0101 CHECK 250.70

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **LARRY POWELL**, the bargainor, 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 for the purposes therein contained, and who further acknowledged that he is the attorney-in-fact for **CAROL POWELL** and is authorized by Carol Powell to execute this instrument on behalf of Carol Powell.

Witness my hand and official seal at Nashville, Davidson County, Tennessee, this 14th day of July, 1988.

Monica D. Edwards
NOTARY PUBLIC

My Commission Expires: 1/21/90

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of property (whichever is greater) is **SEVENTY FOUR THOUSAND ($74,000.00) DOLLARS.** This is equal to or greater than the property would bring at a fair and voluntary sale.

Larry W Powell
AFFIANT

SWORN to and **SUBSCRIBED** before me this 14th day of July, 1988.

Monica D. Edwards
NOTARY PUBLIC

My Commission Expires: 1/21/90