BOOK 7761 PAGE 329

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 5,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30 DAY OF January, 1989.

Notary Public

MY COMMISSION EXPIRES: 9-9-89

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Robert F. Doyle, Attorney, 301 Stahlman Bldg., Nashville, TN 37201
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES	MAP-PARCEL NUMBERS
Freddy Donald Cole (NAME)	Freddy Donald Cole (NAME)	Map 69-12
2110 Courtney Avenue (STREET ADDRESS OR ROUTE NUMBER)	2110 Courtney Avenue (STREET ADDRESS)	Par. 73
Nashville, Tennessee. (CITY) (STATE) (P.O. ZIP)	Nashville, Tennessee. (CITY) (STATE) (ZIP)	13DA-45575

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, CAROLYN A. COLE, a single person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO FREDDY DONALD COLE

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 the 13th, formerly the 23rd Civil District of Davidson County, Tennessee, bieng Lot No. 13 on the unrecorded plan of Brattonview Subdivision of bordeaux, Tennessee, described according to a survey made by Erle Drake, County Surveyor, August 14, 1936, as follows:

Beginning at a point on the easterly margin of Courtney Avenue, 200 feet southerly from the southeast corner of said Courtney Avenue and Bellfield Avenue, said point being also the southwest corner of Lot No. 12 on said plan; thence with the easterly margin of said Courtney Avenue, southwardly 100 feet to the northwest corner of Lot No. 14 on said plan; thence with the line between said Lots Nos. 13 and 14, eastwardly 338 feet to the common corner of Lots Nos. 7, 8, 13, and 14; thence with the line between said Lots Nos. 8 and 13, northwardly 100 feet to the common corner of Lots Nos. 8, 9, 12, and 13; thence with the line between said Lots Nos. 12 and 13, westwardly 346.5 feet to the beginning.

Being the same property conveyed to Freddy Donald Cole and wife, Carolyn A. Cole, by deed from Walter Edward Townsend and wife, Mary F. Townsend of record in Book 4740, page 887, Register's Office for Davidson County, Tennessee. Freddy Donald Cole and Carolyn A. Cole having since divorced by Decree of the 4th Circuit Court for Davidson County, Tennessee, Case No. 86D02409 of record in Minute Book 158B, page 1520, Circuit Court Clerk's Office for said County.

This conveyance is made subject to a mortgage to National Mortgage Company of record in Book 4555, page 64, and a mortgage to Associates Financial Services Company of Tennessee, Inc. of record in Book 6739, page 90, both of record in the Register's Office for Davidson County, Tennessee. The Grantee herein assumes and agrees to pay said mortgages as they become due and payable.

unimproved ( )
This is improved (X) property, known as 2110 Courtney Avenue, Nashville, Tennessee.
(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 her hand this 27th day of January, 19 89

Carolyn A. Cole

Carolyn A. Cole

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, Grayland Jackson, a Notary Public in and for said County and State, the within named Carolyn A. Cole

the 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 at Nashville, Tennessee, this 27th day of January, 1989

Commission Expires 9-9-89

Grayland Jackson Notary Public

GRAYLAND JACKSON NOTARY PUBLIC DAVIDSON COUNTY TENN.

STATE OF TENNESSEE
Davidson County

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

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

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

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM

Carolyn A. Cole

TO

Freddy Donald Cole

ATTORNEYS TITLE™ A Minnesota Title Company

SUITE 175 – 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101

05089

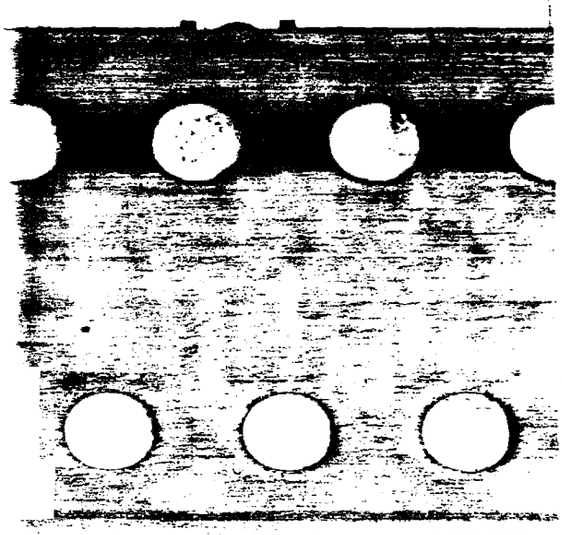
IDENTIFICATION REFERENCE

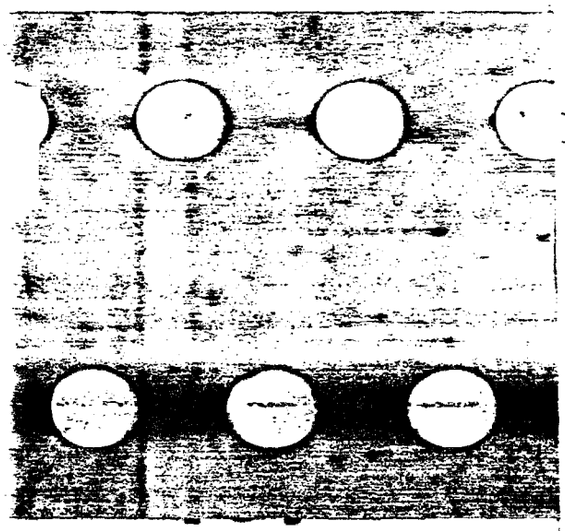
Jun 30 3 32 PM '89

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN

RUSH

0552 01/30 0101 03CHECK 23.00





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

CAMT	5000.00
CON TX	16.50
PRFEE	0.50
MFEE	6.00
TOTAL	23.00
CHECK	23.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05089

IDENTIFICATION REFERENCE

Jun 30 3 32 PM '89

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

06/30/89 01 15:34 0001 0552

No. 177150