Mail

BOOK 7844 PAGE 145

THIS INSTRUMENT PREPARED BY:
SHELTON HATCHER, ATTORNEY
311 EAST MAIN STREET
HENDERSONVILLE, TENNESSEE 37075
(PLEASE RETURN TO ABOVE AFTER RECORDING)

MAP/GROUP/PARCEL 83-5 437

NEW OWNER'S ADDRESS:
WILLIAM BAILEY O'NEAL
802 N. 16TH STREET
NASHVILLE, TN 37206

SEND TAX BILLS TO:
William Bailey O'Neal
802 N 16th Street
Nashville, TN 37206

MAY 18 1 49 PM '89
DAVIDSON COUNTY, TN
FILED & WITNESSED TO REGISTER

TENTH TRANSFER TAX

3402.1

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, **JOSEPH F. JACOBS, JR., MARGARET LOWDER, and MARY WHEELER** have this day bargained and sold and by this instrument do transfer and convey unto **WILLIAM BAILEY O'NEAL**, his heirs and assigns forever, the following described property, to wit:

Land in the 7th Ward of the City of Nashville, Davidson County, Tennessee, being Lot No. 14 on the map of survey of the J.H. Tamble Tract, as of record in Book 421, Page 29, Register's Office for said County.

Said Lot No. 14 fronts 50 feet on the easterly side of North 15th Street, formerly Bramblett Street, and runs back between parallel lines 200 feet to an alley.

Being the same property covneyed to Joseph F. Jacobs, Jr., Margaret Lowder and Mary Wheeler, of record in Book 7809, page 656, said Register's Office.

J.F. Jacobs and wife, Mary B. Jacobs are both deceased.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to **WILLIAM BAILEY O'NEAL**, his heirs, successors, and assigns, forever.

And **JOSEPH F. JACOBS, JR., MARGARET LOWDER, and MARY WHEELER** covenant with **WILLIAM BAILEY O'NEAL** that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered.

JOSEPH F. JACOBS, JR., MARGARET LOWDER, and MARY WHEELER further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land

to WILLIAM BAILEY O'NEAL, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

GRANTORS FURTHER COVENANT THAT THEY ARE THE SOLE HEIRS OF J. F. JACOBS et ux. MARY B. JACOBS, BOTH OF WHOM ARE DECEASED. GRANTORS FURTHER MAKE OATH THAT NONE OF THE GRANTORS OR THE FAMILIES OF THE GRANTORS HAVE EVER RESIDED ON THE SUBJECT PROPERTY.

IN WITNESS WHEREOF, **JOSEPH F. JACOBS, JR., MARGARET LOWDER, and MARY WHEELER** have hereunto set their hands on this the 16th day of May, 1989.

Joseph F. Jacobs Jr.
JOSEPH F. JACOBS, JR.

Margaret Lowder
MARGARET LOWDER

STATE OF TENNESSEE
COUNTY OF SUMNER

Before me, the undersigned, a Notary Public in and for said State and County aforesaid, personally appeared the within named, JOSEPH F. JACOBS, JR., MARGARET LOWDER, and MARY WHEELER, the bargainors with whom I am personally acquainted, and acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Hendersonville, Tennessee, this the 16th day of May, 1989.

My Commission Expires:
12-11-89

Notary Public

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater for this transfer is $ 40,500.00 .

Margaret Lowder
Affiant

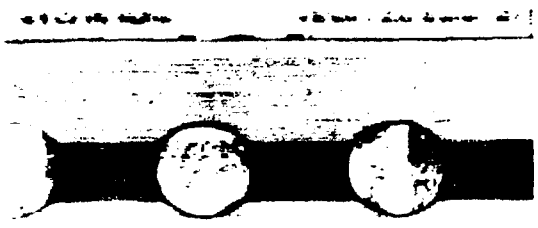
Sworn to and subscribed before me, this the 16th day of May, 1989.

My Commission Expires:
12-11-89

Notary Public

SHELTON HATCHER NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

7485 05/18 0101 03CHECK 140.15





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

RECEIVED OF _____

FOR _____

BOOK 7844 PAGE 147

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL



CAMT	40500.00
CON TX	133.65
PRFEE	0.50
MDEED	6.00
TOTAL	140.15
CHECK	140.15

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK
05/18/89 01 13:51 0001 7485



3402 I.

IDENTIFICATION

MAY 18 1 49 PM '89

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY TN

No. 210883