BOOK 7901 PAGE 315

COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 27,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF July 19 89

Notary Public

MY COMMISSION EXPIRES January 23, 1993

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Brian L. Smith, Atty. At Law, 117 E. Main St., Gallatin, TN 37066

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Earnest Cowan, Jr.	Same	81-11-434
4104 Myatt Lee St ~~1701-1705 1/2 12th Ave. So.~~	(NAME)	
(ADDRESS) Nashville, TN 37207	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Wallace Cartwright, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Earnest Cowan, Jr., unmarried

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. 184 on the Plan of McGavock, Wetmore & Others Second Addition to Nashville, called the Addition to the Town of McGavock, as of record in Book 21, page 41, Register's Office for Davidson County, Tennessee.

Said Lot No. 184 fronts 150 feet on the westerly side of 12th Avenue North, formerly Florence Street, and runs back between parallel lines, with the northerly margin of Wheless Street, 154 feet to an alley.

Being the same property conveyed to Wallace Cartwright, an unmarried man, by deed of record in Book 7880, page 825, and in Book 5428, page 962, Register's Office of Davidson County, Tennessee.

Subject to any and all easements, restrictions, plats and other matters of record.

5.3 I.O.

IDENTIFICATION REFERENCE

Jul 31 9 09 AM '89

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN

MAIL ENV.

0174 07/31 0101 03CHECK 98-08

unimproved ( ) This is improved (X) property, known as 1701-1705 1/2 12th Ave. So., Nashville, TN

(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 my hand this 24th day of July 1989

Wallace Cartwright

Wallace Cartwright, unmarried

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Wallace Cartwright, unmarried

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. Witness my hand and official seal at Nashville, Tennessee, this 24th day of July, 19 92.

Commission expires January 23, 1993

Notary Public

STATE OF TENNESSEE
COUNTY OF

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 _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute 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_____.

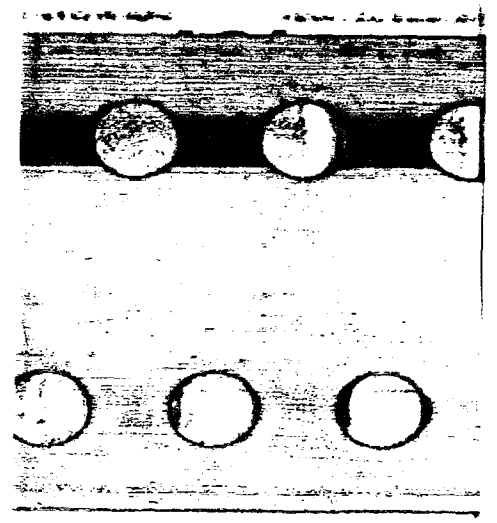
My commission expires _____

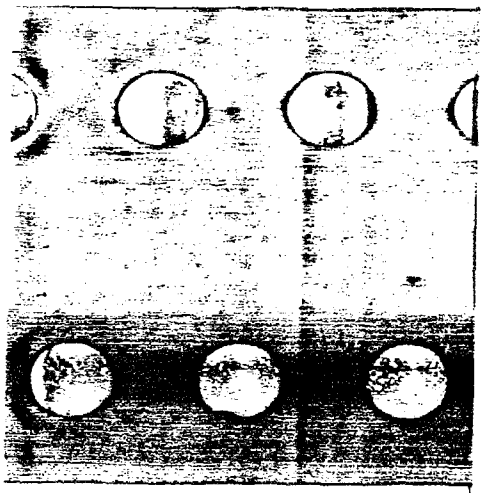
Notary Public

WARRANTY DEED
FROM

TO

RETURN TO:





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

RECEIVED OF _____

FOR _____

BOOK 7901 PAGE 317

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 27600.00
CON TX 91.08
PRFEE 1.00
WDEED 6.00
TOTAL 98.08
CHECK 98.08

07/31/89 01 09:11 0001 0174

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5331 I.O.

IDENTIFI REFFERENCE

JUL 31 9 09 AM '89

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 233775