THIS INSTRUMENT WAS PREPARED BY:
M. NORRIS JENKINS, ATTORNEY AT LAW
Suite 230 - 392 Harding Place, Nashville, TN 37211

# WARRANTY DEED

| Address of New Owner(s): | Send Tax Bills To: | Map/Parcel Numbers: |
|---|---|---|
| Roy C. Anderson<br>125 Cottonwood Circle<br>Franklin, TN 37064 | Same | Map 118-12<br>Parcel 20 |

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged;
I, Ronald S. Ligon,

hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto

Roy C. Anderson and Loyd L. Locke

hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in DAVIDSON County, State of Tennessee, described as follows, to-wit:

Being Lot No. 222 in Thompson and Ring's Revised and Corrected Plan of Edenwold Park, as of record in Book 332, page 29, Register's Office for Davidson County, Tennessee.

Said Lot No. 222 fronts 50 feet on the easterly side of Eugenia Avenue (formerly Moore Avenue) and runs back between parallel lines 150 feet to an alley in the rear.

Being the same property conveyed to Ronald S. Ligon by deed from Bill Hall of record in Book 2908, page 169, Register's Office for Davidson County, Tennessee.

The said Martha Parish Ligon joins in this conveyance to convey any interest she may have as the wife of Ronald S. Ligon.

Taxes for the year 1989 are prorated and assumed by the Grantees herein.

unimproved ( )
This is improved (x) property, known as 2700 Eugenia Ave., Nashville, TN

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 assigns, to warrant and defend title 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 our hands this 3rd day of August, 1989.

Martha Parish Ligon
MARTHA PARISH LIGON

Ronald S. Ligon
RONALD S. LIGON

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Ronald S. Ligon and Martha Parish Ligon, the within named bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 3rd day of August, 1989.

My Commission Expires:

March 17, 1991

Linda B. Woods
NOTARY PUBLIC

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

The actual consideration or value whichever is greater, for this transfer is $35,000.00.

AFFIANT

Subscribed and sworn to before me this 2nd day of August, 1989.

My Commission Expires:

2-10-89

NOTARY PUBLIC

55728

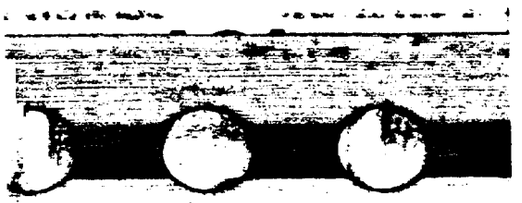
IDENTIF. REFERENCE

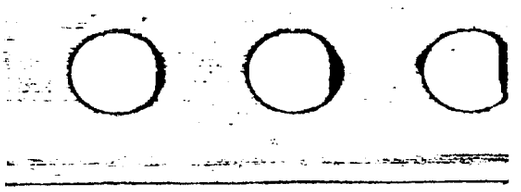
Aug 7 | 29 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

RUSH

3277 08/07 0101 03CHECK 122.50







**OFFICIAL RECEIPT**

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

RECEIVED OF _____

FOR _____

BOOK 7908 PAGE 894

| | | |
|---|---|---|
| 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 | 35000.00 |
| CON TX | 115.50 |
| PRFEE | 1.00 |
| WDEED | 6.00 |
| TOTAL | 122.50 |
| CHECK | 122.50 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08/07/89 01 13:31 0001 3277

55728

IDENTIF. REFERENCE

AUG 7 1 29 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 236593