BOOK 7960 PAGE 924

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICH EVER IS GREATER, FOR THIS TRANSFER IS $ 70,000.00

Sam P. Holt Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13 DAY OF October, 19 89

Notary Public

MY COMMISSION EXPIRES: 10-9-91
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Nella S. Hunt, Atty. 222 Third Avenue North Nashville, Tennessee 37201
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES	MAP-PARCEL NUMBERS
Sam Holt, etux, etal (NAME)	Sam Holt, etux, etal (NAME)	83-6-125
2003 Porter Rd. (STREET ADDRESS OR ROUTE NUMBER)	2003 Porter Rd. (STREET ADDRESS)	
Nashville, Tn. 37206 (CITY) (STATE) (P.O. ZIP)	Nashville, Tn. 37206 (CITY) (STATE) (ZIP)	

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~~ I, Garland P. Rose, Sr., single, as the only heir at law of Janie P. Rose, deceased

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Sam Holt and wife Frances Holt (as to a 1/3 undivided interest); Sam P. Holt, Jr. and wife Joan Holt (as to a 1/3 undivided interest); and Jere P. Holt and wife Vickie Holt (as to a 1/3 undivided interest), as tenants in common

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:

Being Lot No. 39, in Beaumont Place, a Plan which is of record in Book 332, page 38, Register's Office for Davidson County, Tennessee.

Said Lot No. 39 fronts 50.5 feet on the west side of Manchester Avenue, and extends back westerly between parallel lines 190 feet, more or less, on its north margin, and 179 feet, more or less, on its southerly margin, to an alley in the rear.

Being the same property conveyed to Janie P. Rose by deed from Charles J. Purdom and wife Emma Purdom of record in Book 576, page 404, said Register's Office. The said Janie P. Rose has died and Garland P. Rose, Sr., is the only heir at law.

FELIX Z. WILSON TR. REGISTER
DAVIDSON COUNTY TN.
OCT 16 9 53 AM '89

IDENTIF. REFERENCE

74069

This is ( ) unimproved ( ) improved property, known as 211 (House Number) Manchester Ave. (Street) Nashville, Tn. 37206 (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 13th day of October, 19 89

Garland P. Rose Sr.
Garland P. Rose, Sr.

STATE OF TENNESSEE }
Davidson County }

BOOK 7960 PAGE 925

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Garland P. Rose, Sr.

Garland P. Rose, Sr.

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 13th day of October, 1989.

Commission Expires 10-4-91

Joan C. Holt Notary Public

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 Garland P. Rose, Sr.

TO Sam Holt, etux, et al

ATTORNEYS TITLE™ A Minnesota Title Company

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

5768 10/16 0101 03CHECK 40.00

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7960 PAGE 926

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	10000.00
CON TX	33.00
PRFEE	1.00
WDEED	6.00
TOTAL	40.00
CHECK	40.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10/16/89 01 09:56 0001 5768

74069
Identify Reference
Oct 16 953 AM '89
Felix Z. Wilson II Register
Davidson County, TN

No. 257928