81934

IDENTIF. REFERENCE

Nov 15 9 24 AM '89

FELICIA [illegible]
DAVIDSON CO. TENN.

MAIL ENV.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 85,598.52

Affiant

Subscribed and sworn to before me, this 17th day of November, 1989.

Notary Public

My Commission Expires: 1/23/93

This instrument prepared by:
Gullett, Sanford, Robinson & Martin
P. O. Box 2757
Third Floor
230 Fourth Avenue North
Nashville, TN 37219-0757

BOOK 7983 PAGE 914

Address New Owner:	Send Tax Bills to:	Map-Parcel Numbers
Ty H. Osman 3926 Skyline Dr. Nashville, TN 37215	Same	110-0-152 4D19495

4239 11/15 0101 03CHECK 289.48

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **RICHARD D. MALONE AND WIFE, DELOIS A. MALONE**, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **TY H. OSMAN**, hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Tract No. 2 on the Plan of Ewin Wright Lands, not of record, described according to a survey by Stanford & Associates, Inc. dated April 4, 1972 as follows:

Said Tract 2 begins at a point in the centerline of Stewarts Ferry Road, the same point being the southeasterly corner of Tract No. 3 on said survey; thence north 3° 33' 30" east a distance of 675 feet to a point being the northeasterly corner of Tract No. 3 on said survey; thence south 86° 26' 30" east 200 feet to a point; being the northwest corner of Tract No. 1 on said survey; thence south 3° 33' 30" west 675 feet to a point in the centerline of Stewarts Ferry Road, being the southwest corner of Tract No. 1 on said survey; thence with the centerline of said Stewarts Ferry Road north 86° 26' 30" west a distance of 200 feet to the point of beginning and containing 3.099 acres more or less.

Being the same property conveyed to Richard D. Malone and wife, Delois A. Malone by deed from Robert R. Malone of record in Book 7595, page 157, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. 1989 taxes, which have been prorated and assumed by Grantee.

2. Restrictive covenants contained in instrument of record in Book 4625, page 23, Register's Office for said County.

This is improved property, known as 1653 Stewarts Ferry Pike, Hermitage, Tennessee 37076.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever; and we do covenant with the said Grantee 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 Grantee, his 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 our hands this 7th day of November, 1989.

Richard D. Malone

Richard D. Malone

Delois A. Malone

Delois A. Malone

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **RICHARD D. MALONE**, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 7th day of November, 1989.

Notary Public

My Commission Expires: 1/23/93

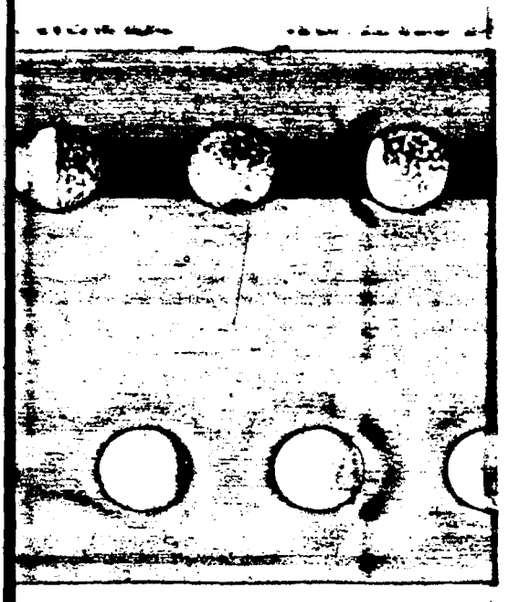
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

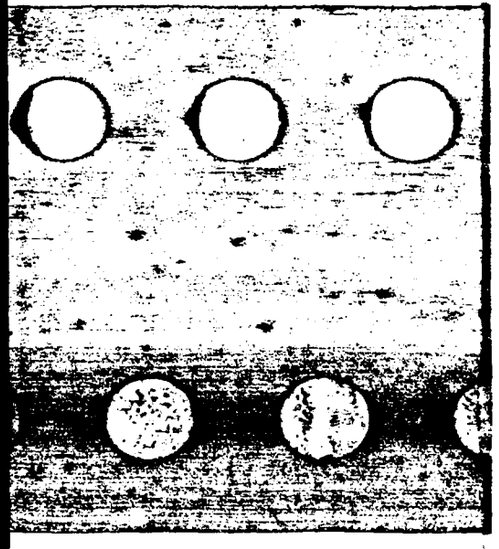
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **DELOIS A. MALONE**, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 7th day of November, 1989.

Notary Public

My Commission Expires: 1/23/93





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7983 PAGE 916

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 85598.52
				CON TX 282.48
				PRFEE 1.00
				WDEED 6.00
				TOTAL 289.48
				CHECK 289.48
11/15/89	01			09:13 0001 4289

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8119 3'4

IDENTIF. REFERENCE

Nov 15 9 15 AM '89

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY TN.

No. 267119