BOOK 8013 PAGE 502

92263

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Prepared by:
THE LAW OFFICE OF
GEORGE H. THOMPSON, III
112 Stahlman Building
Nashville, Tennessee 37201

IDENTIFICATION REFERENCE

DEC 28 12 54 PM '89

DAVIDSON COUNTY, TN

ADDRESS OF NEW OWNER:
Cleophus Driver, Sr.
2527 Whites Creek Pike
Nashville, TN 37207

SEND TAX BILLS TO:
SAME

MAP 59-16
Parcel 42
13DA 25275

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF **THIRTY THOUSAND ($30,000.00) DOLLARS, ELIZABETH GARRETT,** (a widow) GRANTOR, has bargained and sold, and by these presents does transfer and convey unto the said **CLEOPHUS DRIVER, SR.,** (a single individual) GRANTEE herein, his heirs and assigns certain tracts or parcels of land in Davidson County, State of Tennessee, described as follows:

LAND in Davidson County, Tennessee, being Lot No. 1 and parts of Lots Nos. 2 and 3 on the Cleveland Plan of Lots, of record in Book 161, Page 35, Register's Office for said County, and described according to a survey made July 30, 1958, by T.R. Sanford, Surveyor, as follows:

BEGINNING at a point in the easterly margin of Whites Creek Pike, 8 feet 8 inches northwest of the common corner of Lots Nos. 2 and 3 on the Plan of record in Book 161, Page 35, said Register's Office; thence in an easterly direction 119.5 feet, more or less, to a point in the easterly margin of Lot No. 3 on said Plan, being 8 feet 8 inches southeast of the common rear corner of Lots Nos. 2 and 3 on said Plan; thence in a northwesterly direction 68 feet 8 inches to a point in the southerly margin of an unimproved lane; thence westerly with the margin of said lane 125 feet to a point in the easterly margin of Whites Creek Pike; thence southerly 95 feet 4 inches to the point of beginning.

BEING the same property conveyed to Andrew Garrett and wife, Elizabeth Garrett, by deeds from John T. Lewis and wife, Esther Lee Lewis, of record in Book 2693, Page 283, and in Book 2742, Page 542, Register's Office for Davidson County, Tennessee. The said Andrew Garrett having since died, this conveyance is made by the surviving spouse, Elizabeth Garrett.

This is improved property known as 2525 Whites Creek Pike, Nashville, Tennessee 37207.

TO have and to hold the said tracts and parcel of land, with the appurtenances, estate, title and interest thereto belonging to the GRANTEE, his heirs and assigns, forever. And GRANTOR does covenant with the said GRANTEE that GRANTOR is lawfully seized an possessed of said land in fee simple, has good right to convey it, and the same is unencumbered,

unless otherwise herein set out. And she does further covenant and bind herself, her 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.

WITNESS my hand this 28th day of December, 1989.

Elizabeth Garrett
ELIZABETH GARRETT

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **ELIZABETH GARRETT**, the bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Davidson County, Tennessee, this 28th day of December, 1989.

Monica N Edwards My Commission Expires: 11/27/93
NOTARY PUBLIC

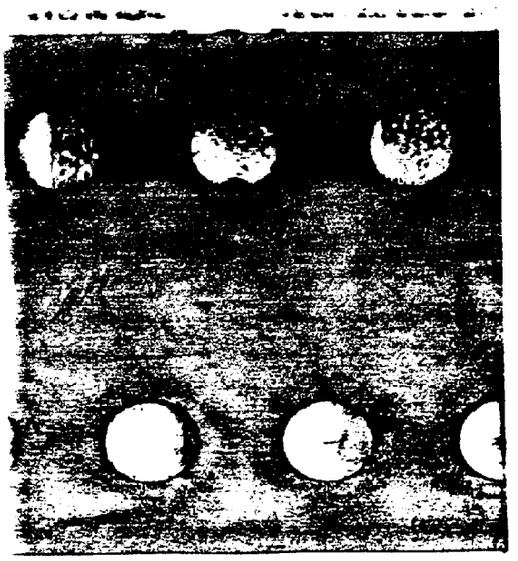
STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

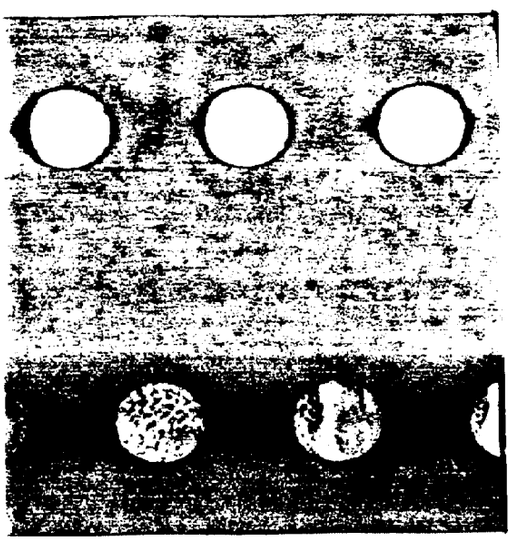
The actual consideration for this transfer or value of property (whichever is greater) is **THIRTY THOUSAND ($30,000.00) DOLLARS.** This is equal to or greater than the property would bring at a fair and voluntary sale.

Cleophus Driver Jr
AFFIANT

SWORN to and **SUBSCRIBED** before me this 28th day of December, 1989.

Monica N Edwards My Commission Expires: 11/27/93
NOTARY PUBLIC





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8013 PAGE 504

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TAX - STATE TAX CONVEY
MO TAX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
				CAMT 30000.00
				CON TX 99.00
				PRFEE 1.00
				WDEED 6.00
				TOTAL 106.00
				CHECK 106.00
			12/28/89 01	12:55 0001 B303

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

92263

IDENTIFI REFERENCE

DEC 28 12 54 PM '89

FELIX Z. WILSON, II
DAVIDSON COUNTY, TN

No. 279495