File - Bay # 35

FORM NO. WD-1

BOOK 8029 PAGE 186

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 195,000

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF January 1990

Notary Public

MY COMMISSION EXPIRES: March 4th 1991
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Nella Schneider Hunt, Atty, Attorneys Title Co. 222 Third Ave. N. Nashville, TN
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES	MAP-PARCEL NUMBERS
TENNESSEE WORKERS CR. UNION (NAME)	TENNESSEE WORKERS CREDIT UNION (NAME)	82-16-77
908 Woodland Street (STREET ADDRESS OR ROUTE NUMBER)	908 Woodland Street (STREET ADDRESS)	82-16-78
Nashville, TN 37206 (CITY) (STATE) (P.O. ZIP)	Nashville, TN 37206 (CITY) (STATE) (ZIP)	82-16-79

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 COMER R. ELLER, SR., AND WIFE, HAZEL M. SPARKMAN ELLER

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO TENNESSEE WORKERS CREDIT UNION

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:

TRACT I: Land in Davidson County, Tennessee, being Lot No. 38 on the Map of Barrow's Addition to Edgefield, now East Nashville, as of record in Plan Book 1, page 13, Chancery Court of Nashville.

Said Lot No. 38 fronts 50 feet on the southerly side of woodland Street and runs back between parallel lines 170 feet to an alley.

Being the same property conveyed to Comer R. Eller, Sr., and wife, Hazel M. Eller, by deed from James R. Moss and wife, Florence M. Moss, of record in Book 4710, page 519, Register's Office for Davidson County, Tennessee.

TRACT II: Land in Davidson County, Tennessee, being Lot No. 37 in Barrow's Addition to Edgefield, now East Nashville, of record in Plan Book 1, page 13, Chancery Court at Nashville.

Said Lot No. 37 fronts 50 feet on the southerly side of Woodland Street and extends back between parallel lines 170 feet to an alley in the rear.

Being the same property conveyed to Comer Eller and wife, Hazel Sparkman Eller, by deed from Sue V. Hilton, a single person, of record in Book 3856, page 371, said Register's Office.

(SEE ATTACHED EXHIBIT "A"

This is ( ) unimproved (X) improved property, known as 908, 910 and 912 (House Number) Woodland Street (Street) Nashville, TN (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 our hands this 18th day of January 19 90

Comer R. Eller Sr.
COMER R. ELLER, SR.

Hazel M. Sparkman Eller
HAZEL M. SPARKMAN ELLER

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, ~~the undersigned~~ _____, a Notary Public in and for said County and State, the within named Comer R. Eller, Sr., and wife, Hazel M. Sparkman Eller.

the bargainor__s__, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 18th day of January, 1990.

NOTARY PUBLIC AT LARGE

Commission Expires March 11, 1991

J. Ann Smith
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

TO

ATTORNEYS TITLE™ A Minnesota Title Company

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

EXHIBIT "A"

TRACT III: Land in Davidson County, Tennessee, being the west 40 feet of Lot No. 36 on the Map of Barrow's Addition to Edgefield, now East Nashville, as of record in Plan Book 1, page 13, of the Chancery Court at Nashville.

Said part of said lot fronts 40 feet on the southerly side of Woodland Streeet and runs back between parallel lines, 170 feet, more or less, to an alley.

Being the same property conveyed to Comer R. Eller, Sr., and wife, Hazel M. Eller, by deed from Myrtle Garrison Norman, a widow, of record in Book 4421, page 260, Register's Office for Davidson County, Tennessee.

THE SAID COMER R. ELLER, SR., AND COMER ELLER BEING ONE AND THE SAME PERSON.
THE SAID HAZEL M. ELLER AND HAZEL SPARKMAN ELLER BEING ONE AND THE SAME PERSON.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

1. Easement for sewer as set out in instrument of record in Book 402, page 700, Register's Office for said County.

9.75 9.75

IDENTIFICATION REFERENCE

JAN 19 3 58 PM '90

DAVIDSON COUNTY, TN

1590 01/19 0101 03CHECK 9.00