BOOK 8047 PAGE 899

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $2,000.00

Beth Renee McCandless
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 17th DAY OF February, 1990.

Notary Public

MY COMMISSION EXPIRES: Nov. 27, 1993

(AFFIX SEAL)

MAIL TO OWNER

THIS INSTRUMENT WAS PREPARED BY
Glenn E. Sager, Attorney, 923 Main Street, Nashville, Tenn. 37206
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ray Anthony Rose Et Ux (NAME)	Owners (NAME)	Map 61-14
1910 Eastside Ave. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par 13
Nashville, Tenn. 37206 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	12DZ 11420

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, BETH RENEE McCANDLESS, a single person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RAY ANTHONY ROSE and wife LINDA SUE ROSE

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: her one-third(1/3) interest in

Being Lot No. 173 on the Map of Maplewood Heights Second Subdivision, of record in Book 547, pages 103 and 104, Register's Office for said County.

Said Lot No. 173 fronts 100 feet on the easterly side of Hutson Avenue and runs back between parallel lines, 250 feet to a dead line.

Being the same property conveyed to Samuel R. Rose and wife Wilma Dean Bateman Rose, by deed, from Ewing O. Harper, Jr. and wife, Lillian G. Harper, of record in Book 4207, page 131, Register's Office for Davidson County, Tennessee. Both Samuel R. Rose and wife Wilma Dean Bateman Rose have since died intestate leaving said property to their lawful heirs and children, Rhonda Renee Rose, Ray Anthony Rose and Beth Renee McCandless, in equal share.

04635

IDENTIF. REFERENCE

FEB 20 8 27 AM '90

FEE DAVIDSON COUNTY TN.

3815 02/20 0101 03CHECK 13.60

unimproved ( )
This is improved (X) property, known as 3819 Hutson Ave. Nashville, Tenn. 37216
(House Number) (Street) (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 17th day of February, 1990

x Beth Renee McCandless
Beth Renee McCandless

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Glenn E. Sager, a Notary Public in and for said County and State, the within named Beth Renee McCandless

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, Tennessee, this 27th day of February, 19 90.

Commission Expires Nov. 27, 1993

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____.

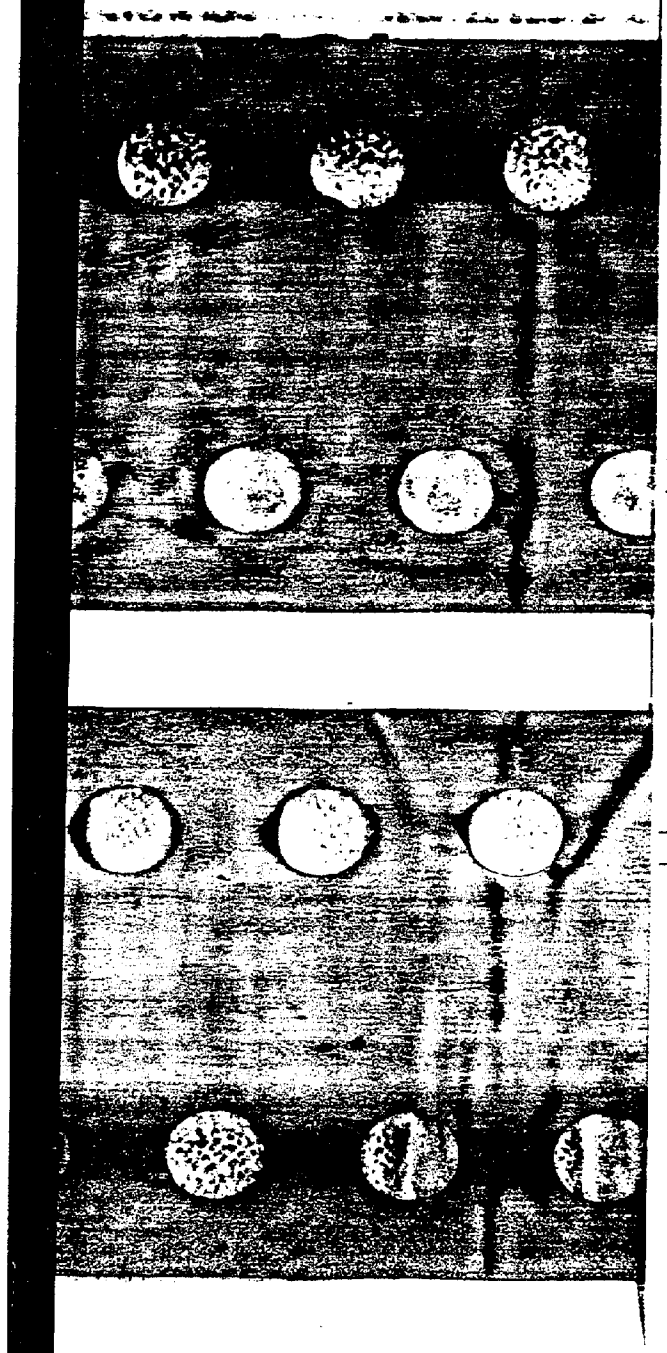
Commission Expires _____ Notary Public

WARRANTY DEED

FROM
Beth Renee McCandless

TO
Ray Anthony Rose and wife
Linda Sue Rose

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			CAMT	2000.00
			CON TX	6.60
			PRFEE	1.00
			WDEED	6.00
			TOTAL	13.60
			CHECK	13.60
02/20/90	01	08:26 0001	3815	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04635

IDENTIF. REFERENCE

FEB 20 8 27 AM '90

FELIX Z. ... DAVIDSON COUNTY TN.

No. 293803