Fb Box 11

BOOK 8103 PAGE 126

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 31,000.00

John E. La Henry
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF April 19 90

Notary Public

MY COMMISSION EXPIRES: November 10, 1991
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
LAW OFFICE OF RICHARD MANSON, 1314 Fifth Ave. North, Suite 300, Nashville, Tennessee 37208-2726

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Clarence L. Henry (NAME)	Sovran Mortgage Corporation (NAME)	92-2-264
2612 Eden Street (ADDRESS)	201 East Cary Street (ADDRESS)	
Nashville, TN 37208 (CITY) (STATE) (ZIP)	Richmond, Virginia 23219-3736 (CITY) (STATE) (ZIP)	

FOR AND 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, Betty Cotton and Elizabeth Foster

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Clarence L. Henry and wife, John Ella Henry

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. 217 of Block No. 11 on the Map of the Subdivision of the Heffernan Place, as of record in Book 161, page 138, Register's Office for said County, described as follows: Beginning on the northerly margin of Eden Street, at a point 150 feet east of the easterly margin of 27th Avenue, North; thence with the northerly margin of Eden Street, eastwardly feet to the corner of Lot No. 218; thence with the line between Lots Nos. 217 and 218, northwardly 140 feet to an alley, thence with said alley, westerly 50 feet to a point 150 feet east of the easterly margin of 27th Avenue, North; thence south 140 feet to the point of beginning.

Being property conveyed to Wilmon Bass and wife, Jannie R. Bass by deed from R.O. Mallernee and wife, Julia L. Mallernee of record in Book 2644, page 546, Register's Office for Davidson County, Tennessee, both having since died, the said Jannie R. Bass having predeceased Wilmon Bass, and property now being in Betty Cotton and Elizabeth Foster as devisees under the will of Wilmon Bass of record in Will Book 170, page 269, Probate Court Clerk's Office, Davidson County, Tennessee.

24157
IDENTIFICATION REFERENCE
MAY 4 12 44 PM '90
DAVIDSON COUNTY, TN

unimproved ( )
This is improved (X) property, known as 2612 Eden Street, Nashville, TN 37208
(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 our hand s this 30th day of April, 19 90

Betty Cotton

Betty Cotton

Elizabeth Foster

Elizabeth Foster

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Betty Cotton and Elizabeth Foster

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 30th day of April, 19 90

Commission expires November 10, 1991

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____ .

My commission expires _____

Notary Public

WARRANTY DEED

FROM

Betty Cotton and Elizabeth Foster

TO

Clarence L. Henry and wife, John Ella Henry

RETURN TO:

LAW OFFICE OF RICHARD MANSON
1314 Fifth Ave. North, Suite 300
Nashville, Tennessee 37208-2726

[redacted]

20.00 05/04 0101 03CHECK 109.20

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

RECEIVED OF _____

FOR _____

BOOK 8103 PAGE 128

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 31000.00
CON TX 102.30
PRFEE 1.00
WDEED 6.00
TOTAL 109.30
CHECK 109.30

05/04/90 01 12:44 0001 9014

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2.4.1.5.1.

IDENTIFICATION REFERENCE

MAY 4 12 44 PM '90

FELIX Z. WILSON, II
DAVIDSON COUNTY, TN

No. 316497