FILE BOX 61

BOOK 8105 PAGE 703

FORM NO. WD-1 REV. 10-86

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 82,000.00

Robin Weakley
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF May 19 90.

Notary Public

MY COMMISSION EXPIRES: 4-8-91

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Walt, Dyer & James Attys., Suite 130,One Burton Hills Blvd., Nashville, TN 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	MORTGAGEE:	MAP-PARCEL NUMBERS
Eric F. Magness (NAME)	James E. Magness (NAME)	104-16
1501 Ashwood Avenue (STREET ADDRESS OR ROUTE NUMBER)	506 Davidson Road (STREET ADDRESS)	342
Nashville, TN 37212 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37205 (CITY) (STATE) (ZIP)	

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, Estate of Venita Weakley Whittemore

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Eric F. Magness and wife, Rebecca S. Magness

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:

LAND in Davidson County, Tennessee, being the easterly half of Lot No. 36 on The Belmont Land Company's Plan of lots called Belmont Heights, as of record in Book 421, Page 34, said Register's Office to which reference is hereby made for a more complete and accurate lega description.

BEING the same property conveyed to Venita Weakley Whittemore by deed from B. Arden Thompson, Trustee and Lucy B. Thompson of record in Book 553, Page 502, Register's Office for Davidson County, Tennessee. The said Venita Weakley Whittemore has since died and by her will (Will Book 166, Page 640 under Dockett Number 92414, Probate Court for Davidson County, Tennessee) Edward L. Winn, III has been made Executor, with the power and authority to sell this property and Letters Testamentary have been issued.

25084

IDENTIFICATION REFERENCE

MAY 9 10 34 AM '90

DAVIDSON COUNTY, TN

This is improved (X) unimproved ( ) property, known as 1501 Ashwood Avenue, Nashville, TN 37212
(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 4th day of May, 1990

Estate of Venita Weakley Whittemore

By: Executor

Edward L. Winn, III, Executor

STATE OF ~~TENNESSEE~~ TEXAS
~~Davidson~~ County of _____

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Estate of Venita Weakley Whittemore, Edward L. Winn, III, Executor

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Austin, Texas, Tennessee, this 3rd day of May, 19 90

Commission expires 10-20-92

LINDA L. PADDISON
NOTARY PUBLIC
State of Texas
Comm. Exp. 10-20-92

STATE OF TENNESSEE
Davidson County

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 (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed 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

STATE OF TENNESSEE
Davidson County

On this _____ day of _____, 19____, personally appeared before me, _____, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is the "attorney-in-fact" of

_____

and is authorized by them to execute this instrument on their behalf, as their free act and deed.

Witness my hand, at office, this _____ day of _____, 19____.

My commission expires:

_____

_____
Notary Public

0172 05/09 0101 03CHECK 277.60

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 82000.00
CON TX 270.60
PRFEE 1.00
WDEED 6.00
TOTAL 277.60
CHECK 277.60

05/09/90 01 10:35 0001 0172

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2.5.0 8. 4

IDENTIFICATION REFERENCE

MAY 9 10 34 AM '90

DAVIDSON COUNTY, TN

No. 317642