Mail

THIS INSTRUMENT PREPARED BY:

WATTS & UNDERWOOD, ATTORNEYS
Suite 150
2000 Richard Jones Road
Nashville, Tennessee 37215

BOOK 8132 PAGE 19

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
MICHAEL C.KESSEN (NAME)	FIRST TENNESSEE BANK (NAME)	MAP 83-5
1301 Eastland Avenue (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 1000 Dept. 47 (STREET ADDRESS)	PARCEL 272
Nashville, Tennessee 37206 (CITY) (STATE) (ZIP)	Memphis, Tennessee 38148 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of SEVENTY THREE THOUSAND AND 00/100 *Dollars,*

0759 06/15 0101 03CHECK 247.90

WALTER N. BROSTROM and wife, JUDITH M. BROSTROM

have this day bargained and sold, and do hereby transfer and convey unto the said MICHAEL C.KESSEN and wife, VIRGINIA ANNE KESSEN

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows

BEING the easterly 45.0 feet, front, and 20 1/2 feet, rear, of Lot No. 27 and the westerly 15.0 feet, front and rear, of Lot No. 28 on the Plan of Edgewood, E.T Brown's Subdivision of the Bransford Place, as of record in Book 332, page 73, Register's Office for Davidson County, Tennessee.

SAID parts of Lots Nos. 27 and 28 adjoin and front together 60.0 feet on the northerly side of Eastland Avenue and extend back, 160.0 feet on the easterly line and 162 1/2 feet on the westerly line, along the easterly margin of a 15.0 foot alley, to a 12.0 foot alley in the rear, measuring 35 1/2 feet thereon.

BEING the same property conveyed to Walter N. Brostrom and wife, Judith M. Brostrom by deed from Third National Bank in Nashville, Executor of the Estate of Katherine G. Kellerhall, deceased, of record in Book 5169, page 8, Register' Office for Davidson County, Tennessee.

3421.9

IDENTIFICATION REFERENCE

JUN 15 9 31 AM '90

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 73,000.00

Subscribed and sworn to before me this the 14th *day of* June *19* 90

My commission expires January 23, 1994 *(Affix Seal)*

Affiant Virginia Anne Kessen

Notary Public Mitchell A. Watts

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

unimproved ( ).
This is improved (XX) property, known as 1301 Eastland Avenue, Nashville, Tennessee 37206
(House Number) (Street) P.O. Address (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons

Whenever 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 14th *day of* June *19* 90 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Walter N. Brostrom
WALTER N. BROSTROM

Judith M. Brostrom
JUDITH M. BROSTROM

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me Mitchell A. Watts, *a Notary Public in and for said County and State* WALTER N. BROSTROM and wife, JUDITH M. BROSTROM

the within named 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* 14th *day of* June, *19* 90.

Mitchell A. Watts *Notary Public*

Commission Expires January 23, 1994

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me _____, *a Notary Public of 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* _____ *self to be* _____ *of the* _____, *the within named bargainor, a corporation, and that* _____ *he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____ *self as* _____.

Witness my hand and seal, at office in _____, *this* _____ *day of* _____, *19*____.

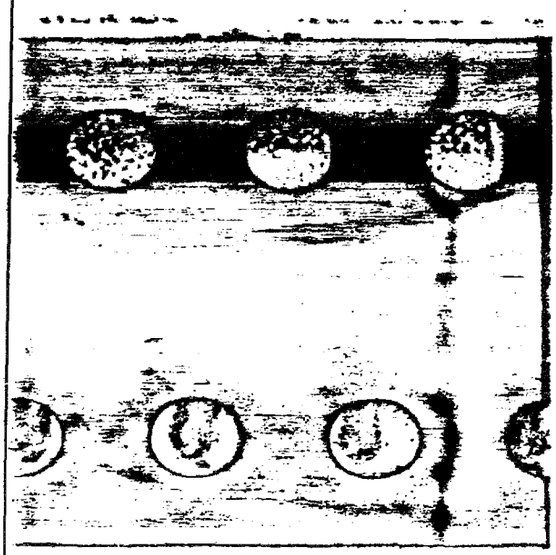
_____ *Notary Public*

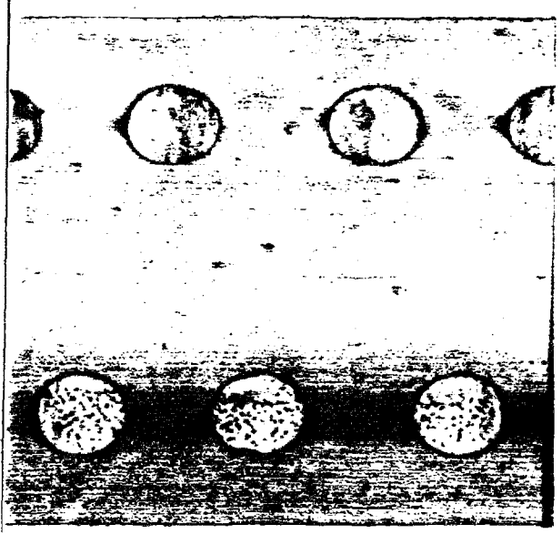
Commission expires _____

WARRANTY DEED

FROM
WALTER N. BROSTROM and wife,
~~JUDITH M. BROSTROM~~

TO
MICHAEL C. KESSEN and wife,
VIRGINIA ANNE KESSEN





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

RECEIVED OF _____

FOR _____

BOOK 8132 PAGE 21

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	73000.00
CON TX	240.90
PRFEE	1.00
WDEED	6.00
TOTAL	247.90
CHECK	247.90

06/15/90 01 09:33 0001 0759

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3421.9

IDENTIFICATION REFERENCE

JUN 15 9 31 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 328406