BOOK 8181 PAGE 807

52163

ADDRESS NEW OWNER AS FOLLOWS:
William E. Lewis and James R. Groseclose
112 Lauderdale Road
Nashville, TN 37205

IDENTIFICATION REFERENCE

THIS INSTRUMENT PREPARED BY:
HERBERT R. RICH
Attorney at Law
213 Third Avenue, North
Nashville, Tennessee 37201

Aug 24 11 26 AM '90

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

SEND TAX BILLS TO:
Same

MAP - PARCEL NUMBER:
Map 103-12, Parcel 220

WARRANTY DEED

3172 08/24 0101 03CHECK 370.00

FOR AND IN CONSIDERATION OF the sum of one hundred ten thousand and no one-hundredths Dollars ($110,000.00) and other good and valuable consideration paid by **WILLIAM E. LEWIS** and **JAMES R. GROSECLOSE, (hereinafter referred to as "Grantees")** to **VIRGINIA P. GEORGE, now SHAPIRO,** and husband, **LOUIS H. SHAPIRO, (hereinafter referred to as "Grantors")**, the receipt and sufficiency of which is hereby acknowledged, Grantors have bargained and sold, and do hereby transfer and convey unto the said Grantees, as joint tenants with the right of survivorship, it being their intent that the survivor of them take the entire fee, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

> **LAND** in Davidson County, Tennessee, being Lot No. 16 of Block "B" on the Plan of Cherokee Park, Second Section, as of record in Book 547, Pages 175 and 176, Register's Office for said County.
>
> **SAID** Lot No. 16 fronts 60 feet on the easterly side of Lauderdale Road and runs back 173.95 feet on the northerly line and 169.14 feet on the southerly line to a dead line, measuring 63 feet thereon.
>
> **BEING** the same property conveyed to Carl Wayne George and wife, Virginia P. George, by deed from Esther Lene Hartley, a widow, of record in Book 6115, Page 214, said Register's Office; the said Carl Wayne George having since died and the said Virginia P. George having since married Louis H. Shapiro.

This is improved property known as 112 Lauderdale Road, Nashville, Tennessee 37205.

TO HAVE AND TO HOLD the said tract or parcel of land, with the hereditaments, appurtenances, estate, title, and interest thereto appertaining to the said Grantees, their heirs and assigns, forever.

AND the Grantors do hereby covenant with the Grantees, their heirs and assigns, that they are lawfully seized in fee simple; have full power, authority, and right to convey the same; and that said premises are unencumbered except: (a) 1990 property taxes, which have been prorated and assumed by Grantees; and (b) easements, conditions, and restrictions of record. Grantors do further covenant and

bind themselves, their heirs and assigns, 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.

IN WITNESS WHEREOF, Grantors have set their hands and seal, on this the 23rd day of August, 1990.

Virginia P. George Shapiro — Louis H. Shapiro

VIRGINIA P. GEORGE SHAPIRO LOUIS H. SHAPIRO

ACKNOWLEDGEMENT

STATE OF TENNESSEE)
) ss:
COUNTY OF DAVIDSON)

Personally appeared before me, HERBERT R. RICH, a Notary Public in and for said County and State, Virginia P. George Shapiro and husband, Louis H. Shapiro, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 23rd day of August, 1990.

Herbert R. Rich
NOTARY PUBLIC

My Commission Expires: 7-23-94.

STATE OF TENNESSEE)
) ss:
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is one hundred ten thousand and no one-hundredths Dollars ($110,000.00).

Virginia P. George Shapiro
AFFIANT

Subscribed and sworn to before me, this the 23rd day of August, 1990.

Herbert R. Rich
NOTARY PUBLIC

My Commission Expires: 7-23-94.

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8181 PAGE 809

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
				CAMT
				110000.00
				CON TX 363.00
				PRFEE 1.00
				WDEED 6.00
				TOTAL 370.00
				CHECK 370.00
08/24/90		01		11:29 0001 3172

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

52163

IDENTIFICATION REFERENCE

AUG 24 11 26 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 349569