30x56

STATE OF TENNESSEE
COUNTY OF DAVIDSON BOOK 8237 PAGE 90

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 295000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF November, 90

Notary Public

MY COMMISSION EXPIRES January 1, 1992
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Jordan and Associates., One Burton Hills Blvd, Ste.220, Nashville, TN 37215

FWSC

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert S. Irby	Sears Mortgage Corporation	131-15-0
(NAME)	(NAME)	
4707 Granny White Pike	2500 Lake Cook Road,	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37220	Riverwoods, Illinois 60015	
(CITY) (STATE) (ZIP)	(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, Evelyn LeNoir Chandler

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Robert S. Irby and wife, Betty A. Irby

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 the 7th Civil District of Davidson County, Tennessee, being described according to a survey made by Hal R. Swann, Jr., Surveyor, dated October 26, 1982, as follows:

Beginning at a point in the westerly margin of Granny White Pike at the southeast corner of the property that was conveyed to Mary L. Rudolph of record in Book 1101, page 509, said Register's Office, being he northeast corner of this tract ; thence with the westerly margin of Granny White Pike, South 17 deg. 18 min. West 315 feet to a stake at the northeast corner of the property conveyed to J. Carl Russell; thence with Russell's north line, North 85 deg. oo min. West 500 feet to a point being the southeast corner of the remaining property owned by Jim M. Fitts; thence in a northerly direction 305 feet, more or less, to a point in the south line of the Baggett Lands, formerly Rudolph; thence running with the southerly margin of Baggett property South 87 deg. 00 min. East 500 feet to the point of beginning containing 3.52 acres, more or less.

Being the same property conveyed to Evelyn LeNoir Chandler by deed from Ernest G. Chandler of record in Book 7672, page 214, Register's Office, Davidson County, Tennessee.

unimproved ( ) This is improved (X) property, known as 4707 Granny White Pike, Nashville, TN 37220
(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 9th day of November, 19 90

Evelyn LeNoir Chandler

Evelyn LeNoir Chandler

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 Evelyn LeNoir Chandler

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 9th day of November, 1990.

Commission expires January 11, 1992

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within said 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

72289

IDENTIF. REFERENCE

Nov 14 1 35 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

WARRANTY DEED

FROM
Evelyn LeNoir Chandler

TO
Robert S. Irby and wife, Betty A. Irby

RETURN TO:
Jordan and Associates,
One Burton Hills Blvd, Ste.220
Nashville, TN 37215

6990 11/14 0101 03CHECK 980.50

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8237 PAGE 92

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 295000.00
CON TX 973.50
PRFEE 1.00
~~MRFEE 6.00~~
~~TOTAL 980.50~~
CHECK 980.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

11/14/90 01 13:36 0001 6990

72289

IDENTIF. TREFERENCE

Nov 14 1 35 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 373014