BOOK 8243 PAGE 558

WARRANTY DEED
INSTALLMENT DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Nathan Carlson et ux	Nathan Carlson	27W-15620
(NAME)	(NAME)	
1615 Summer Street	same	Map 83-06
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37206		Par. 24
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Forty Five Thousand ($45,000)

Dollars,

with Eight Thousand and Four Hundred ($8,400) being paid as a down payment with the balance being paid over a period of twnety years,

and other good and valuable consideration 0174 11/27 0101 03CHECK 155.50

Clyde C. Smithson and wife, Lena Smithson

have this day bargained and sold, and do hereby transfer and convey unto the said Nathan Carlson and wife, Lisa Carlson

the Grantees herein, their (successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows.

Land in Davidson County, Tennessee, being Lot No. 27 on the Map showing the Subdivision of Lots Nos. 8, 9, 10 and part of Lot No. 7, Block A. Lots 13 and 14 of Block B, and all of Block C, in the Subdivision of the Weakley Home Place, as of record in Book 547, page 12, Register's Office for said County.

Said Lot No. 27 fronts 50 feet on the north side of Sumner Street and runs back between parallel lines, 150 feet to an alley.

Being the same property conveyed to Clyde C. Smithson and wife, Lena Smithson, by deed from James Thomas Smith, a single person, of record in Book 4113, page 357, REgister's Office for Davidson County, Tennessee.

This instrument prepared by Sue McKnight Evans, Attorney, 162 Fourth Avenue, North, Suite 201, Nashville, Tennessee 37219.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 45,000.00

Subscribed and sworn to before me this the 14th *day of* November 1990

Affiant X Clyde C. Smithson

My commission expires: [illegible] *(Affix Seal)*

Notary Public Sue M. Evans

unimproved ( )
This is improved (X) property, known as 1615 (House Number) Sumner Street (Street) Nashville, Tennessee (P.O. Address: City or Town) 37206

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 Fourteenth *day of* November, 1990, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

X Clyde C Smithson
Clyde C. SMithson

X Lena Smithson
Lena Smithson

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me Sue McKnight Evans, *a Notary Public in and for said County and State* Clyde Smithson and wife, Lena Smithson

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, Davidson County, *Tennessee, this* 14th *day of* November, *1990.*

Sue M. Evans *Notary Public*

Commission expires My Commission Expires Nov. 21, 1992

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 _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ [illegible] Sue M Evans
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF Nov. 1990.
[illegible]
Deputy Register

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74941

IDENTIFICATION REFERENCE

Nov 27 8 45 AM '90

DAVIDSON COUNTY, TN

PICK-UP

WARRANTY DEED

FROM
Clyde and Lena Smithson

TO
Nathan and Lisa Carlson

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238



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 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	45000.00
CON TX	148.50
PRFEE	1.00
MDEED	6.00
TOTAL	155.50
CHECK	155.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 11/27/90 01 08:45 0001 0174

74941

IDENTIFICATION REFERENCE

Nov 27 8 45 AM '90

DAVIDSON COUNTY, TN

No. 376146