FORM NO. WD-1

BOOK 8255 PAGE 725

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $51,750.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6 DAY OF December, 19 90

Notary Public

MY COMMISSION EXPIRES: 11-21-92
(AFFIX SEAL)

Mail THIS INSTRUMENT WAS PREPARED BY
Charles Watson Cross, 808 Broadway, Nashville, TN 37203
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES	MAP-PARCEL NUMBERS
R. Keith Turkett & wife Debbie Turkett	Same	062-13-0001.00
1405 E. Riverwood Dr. (NAME)	(NAME)	Field Book [redacted]0005
Nashville, TN 37206 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
(CITY) (STATE) (P.O. ZIP)	(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, I, Rose Marie Maxey (Widow of Edward C. Maxey, Sr.)

HEREINAFTER CALLED THE GRANTOR, HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO R. Keith Turkett and wife, Debbie Turkett as tenants by the entirety.

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:

Being the easterly 12 feet of Lot No. 2, the westerly 88 feet of Lot No. 3 and the easterly 100 feet of the westerly 248 feet of the southerly part of Lot No. 5 on the map showing subdivision of Lot No. 30 in Riverwood Subdivision, as of record in Book 843, Page 28, Register's Office for said County, described as follows:

Beginning on the northerly margin of East Riverwood Avenue, formerly a 40 foot unnamed street, at a point 136.75 feet west of the westerly margin of Brush Hill Road; thence with the northerly margin of said Avenue, westwardly 100 feet to a point 12 feet west of the corner of Lots Nos. 2 and 3; thence northwardly and parallel with the line between said two lots, 185 feet to the southerly line of Lot No. 5, said point being the southeast corner of the property conveyed to A. D. Dumont and wife by deed from C. W. Tuley, Trustee, of record in Book 1157, Page 228, said Register's Office, continuing in the same direction and with the easterly line of said Dumont property, 78 feet, in all 263 feet to the southerly line of the property conveyed to Charles W. Jones, Jr., and wife, by deed from C. W. Tuley, Trustee, of record in Book 1151, Page 331, said Register's Office; thence with the southerly line of said Jones' property eastwardly 100 feet to the northwest corner of the property conveyed to Helen Weems Smith by deed from C. W. Tuley, Trustee, of record in Book 1160, Page 142, said Register's Office; thence with said Smith's westerly line, southwardly 77 feet, more or less, to the northerly line of Lot No. 3; continuing in the same direction 185 feet, in all, 262 feet, more or less, to the beginning.

unimproved ( )
This is improved (X) property, known as 1405 E. Riverwood Drive Nashville, TN 37206
(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 1 day of November, 19 90

Rose Marie Maxey

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, MARTIN STEPHEN SIR, a Notary Public in and for said County and State, the within named Rose Marie Moxley

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 1st day of November 1990.

Commission Expires 4-21-92

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for 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 himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM

TO

ATTORNEYS TITLE™ A Minnesota Title Company

SUITE 175 — 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101

EXHIBIT A

Being the same property now vested in Rose Marie Maxey by her survival upon the death of E. C. Maxey, Sr. in June, 1990, he having Quit Claimed the property to himself and Rose Marie Maxey (His Wife) as tenants by the entirety, of record in Book 7863, Page 89, said Register's Office which had vested solely in E. C. Maxey, Sr. as Survivor of a tenancy by the entireties created with Willie Ethel Maxey by Warranty Deed from C. H. Rogers and wife, Mary Louise Rogers to E. C. Maxey, Sr. and wife Willie Ethel Maxey recorded 27 September 1945 in Deed Book 59, Page 414, of the Register's Office of Davidson County, Tennessee.

The foregoing description is subject to any zoning restrictions, prohibitions and requirements imposed by governmental authority or on the plat or common to the subdivision, public utility easements of record, provided said easements are located on the side or rear lines of the property.

8487 12/12 0101 03CHECK 180.61

Maxey.RE

78924
IDENTIF. TREFERENCE
DEC 12 9 10 AM '90
FELIX Z. [illegible]
DAVIDSON COUNTY TN.

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TAX - STATE TAX CONVEY
MO TAX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT 51750.00
CON TX 170.61
PRFEE 1.00
WDEED 9.00
TOTAL 180.61
CHECK 180.61

12/12/90 01 09:10 0001 8487

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

78924

IDENTIF. TREFERENCE

DEC 12 9 10 AM '90

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

No. 380930