WARRANTY DEED

8050 04/25 0101 03CHECK 198.50

PREPARED BY:

J. K. WOODARD
Attorney at Law
175 East Main Street, 2nd Floor
Hendersonville, TN 37075
822-0030

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater for this transfer is $ 55000.00.

Vance W. Tyler
Affiant

SWORN to and subscribed before me on this the 19th day of April, 1991.

J. K. Woodard
NOTARY PUBLIC

My Commission Expires: 7/19/92

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NO.
M/M VANCE W. TYLER	Same as new owner	44-15/172
911 Cleves Street		
Old Hickory, TN 37138		

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid by the hereinafter named **GRANTEES** and other good and valuable consideration the receipt of which is hereby acknowledged, I, **KATE BARNTHSON a/k/a MRS. CHARLES BARNTHSON and MARY K. BARNTHSON,** hereinafter called the **GRANTOR**, have bargained and sold and by these presents, do transfer and convey unto **VANCE W. TYLER and wife, MARY KATHERINE TYLER,** hereinafter called **GRANTEES**, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

> BEING Lot No. 245, Section A, Village of Old Hickory, as shown on plan recorded July 16, 1948, Book 1424, page 68, in the Register's Office for Davidson County, Tennessee; located on northeast corner of the intersection of Cleves and Tenth Streets, containing 0.13 acres, more or less; said premises being further known and designated as 911 Cleves Street, Old Hickory, Tennessee.
>
> BEING the same property conveyed to Joe K. Mathis by deed of record in Book 4433, page 90. Joe K. Mathis died March 18, 1987, and by Will of record in Will Book 158, page 519, devised a life estate in said property to Frances Beauchamp and the remainder interest to Mrs. John D. Taylor and Mrs. Charles Barnthson. Mrs. John D. Taylor a/k/a Clara Mathis Taylor died December 13, 1988, and by Will of record in Rule Docket #92053, devised her interest in said property to John Douglas Taylor. John Douglas Taylor died December 27, 1989, and by Will of record in Rule Docket #93950, devised his interest in said property to Kate Barnthson. Frances Beauchamp died in February, 1991.

This is improved property known as 911 Cleves Street, Old Hickory, Tennessee, 37138.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, 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 our hands this 19th day of April, 1991, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Kate Barnthson

KATE BARNTHSON a/k/a MRS. CHARLES BARNTHSON and MARY K. BARNTHSON

STATE OF TENNESSEE

COUNTY OF Davidson

BEFORE me, undersigned, a Notary Public in and for the County and State aforesaid, personally appeared the within named, KATE BARNTHSON a/k/a MRS. CHARLES BARNTHSON and MARY K. BARNTHSON, the bargainor, with whom I am personally acquainted or proved to me on the basis of sufficient information, and who acknowledged the execution of the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Old Hickory, TN, this the 19th day of April, 1991.

NOTARY PUBLIC

My Commission Expires: Feb 29 1992

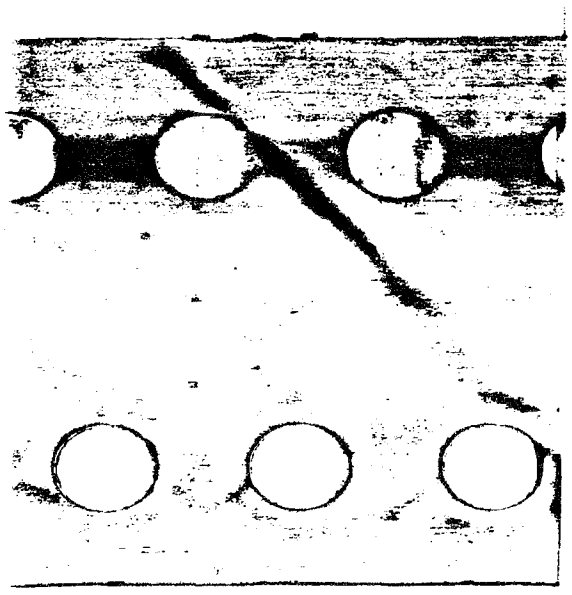
NOTARY PUBLIC DAVIDSON COUNTY

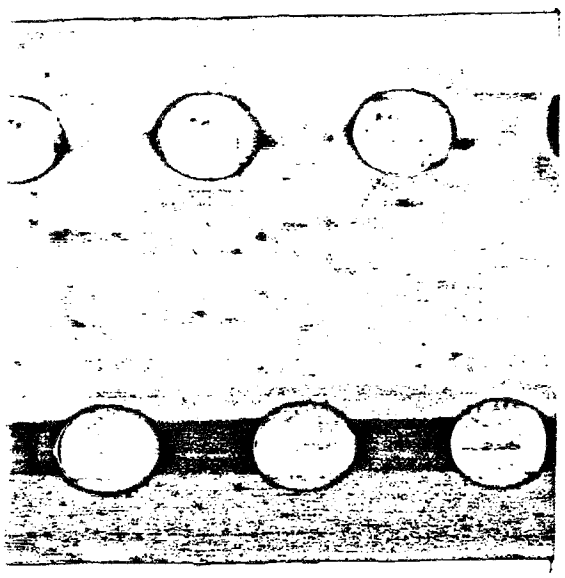
093886

IDENTIF. REFERENCE

APR 25 10 32 AM '91

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8337 PAGE 623

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 55000.00
CON TX 181.50
PRFEE 1.00
WDEED 6.00
TOTAL 188.50
CHECK 188.50

04/25/91 01 10:29 0001 805(

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

09386

IDENTIF. TREFERENCE

APR 25 10 32 AM '91

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 416058