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File in Box # 14

FORM NO. WD-1
7396-2

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $182,700.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF July, 19 91.

Notary Public

MY COMMISSION EXPIRES: 7/24/93

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Denney, Lackey & Chernau, 424 Church St., 13th Floor, Nashville, TN 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
PAUL E. COOK	"NEW OWNERS"	Map 104-05
(NAME) 3504 Richland Avenue	(NAME)	Parcel 402
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN 37205	(STREET ADDRESS)	FB# 26W-02055
(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, C. GEOFFREY FORD

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO PAUL E. COOK, UNMARRIED

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 Davidson County, Tennessee, being Lot No. 93 on the Plan of the Richland Realty Company's Division "A" as of record in Book 161, Page 151, Register's Office for said County.

SAID Lot No. 93 fronts 52 feet on the North side of Richland Avenue and extends back northerly between lines 130 feet, more or less, on its western margin and 122.5 feet, more or less, on its eastern margin to an alley in the rear. Said lot is located 175 feet West of Park Circle.

BEING the same property conveyed to C. Geoffrey Ford, unmarried, by Deed from John J. Rieser and wife, Karen Edwards, of record in Book 5951, Page 701, Register's Office for Davidson County, Tennessee. The said C. Geoffrey Ford having since married.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

Kerry Ford, spouse of the above named C. Geoffrey Ford, joins in this conveyance for the purpose of releasing any and all rights she may have in and to the above described property, especially her marital rights.

This is { } unimproved { } improved property, known as 3504 Richland Avenue, Nashville, TN 37205
(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 their hand s this 30th day of July, 19 91

C. GEOFFREY FORD

KERRY FORD

STATE OF TENNESSEE
Davidson County

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named C. GEOFFREY FORD AND WIFE, KERRY FORD

the bargainors, 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, Tennessee, this 30th day of July, 19 91.

JOHN T. COOK NOTARY PUBLIC DAVIDSON COUNTY STATE OF TENNESSEE

Notary Public

Commission Expires 7/24/93

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
C. GEOFFREY FORD AND WIFE, KERRY FORD

TO
PAUL E. COOK, UNMARRIED

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

37.14.3.

IDENTIFICATION REFERENCE

Aug 6 2 54 PM '91

FILED & RECORDED
DAVIDSON COUNTY, TN

1310 08/06 0101 03CHECK 682.99



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 TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT
182700.00
CON TX 675.99
PRFEE 1.00
WDEED 6.00
TOTAL 682.99
CHECK 682.99

08/06/91 01 14:57 0001 1310

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3. 7. 1. 4. 3.

IDENTIFICATION REFERENCE

AUG 6 2 54 PM '91

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 447886