8439 552

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 39,000.00

X _____
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF August 19 91

_____
Notary Public

MY COMMISSION EXPIRES November 26, 1994
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
William D. Castleman, 101 Cumberland Avenue, Madison, Tennessee 37115

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Roger D. Sharpe (NAME)	First Federal Savings Bank (NAME)	23W 16200
401 North 17th Street (ADDRESS)	101 West Lincoln Street (ADDRESS)	83-10-38
Nashville, Tennessee 37206 (CITY) (STATE) (ZIP)	Tullahoma, TN 37388 (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, William Lee Watson and wife, Ruby Cooper Watson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Roger D. Sharpe and wife, Sonya P. Sharpe

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 Lots Nos. 198, 199 and 200 on the Map of McEwen Place as of record in Book 332, page 133, Register's Office for said County.

Said Lots Nos. 198, 199 and 200 front together 90 feet on the westerly side of North 17th Street and run back between parallel lines, with the northerly margin of Ordway Place, formerly Grove Avenue, 128 feet to an alley.

Being the same property conveyed to William Lee Watson and wife, Ruby Cooper Watson, by deed from Ross V. Dunn, Trustee, of record in Book 1584, page 396, Register's Office for Davidson County, Tennessee.

Pursuant to Power of Attorney of record in Book 8091, page 984, said Register's Office, JUDY W. MEYER is authorized to execute this conveyance on behalf of William Lee Watson and wife, Ruby Cooper Watson.

4567.4.

IDENTIFICATION REFERENCE

SEP 10 1 34 PM '91

unimproved ( )
This is improved (X) property, known as 401 North 17th Street, Nashville, Tennessee 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 our hand s this 29th day of August, 19 91

William Lee Watson by Judy W Meyer Attorney in Fact
William Lee Watson

Ruby Cooper Watson by Judy W. Meyer Attorney in Fact
Ruby Cooper Watson

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STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this 29th day of August, 1991, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Judy W. Meyer, to me known to be the person who executed the foregoing instrument in behalf of William Lee Watson + wife Ruby Cooper Watson, and acknowledged that they executed the same as the free act and deed of the said Judy W. Meyer.

Witness my hand and seal at Madison, Tennessee, this 29th day of August, 1991.

NOTARY PUBLIC

My commission expires: ~~5/20/92~~ 11/26/94

9402 09/10 0101 03CHECK 129.10



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

RECEIVED OF _____

FOR _____

BOOK 8439 PAGE 554

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	33000.00
			CON TX	122.10
			PRFEE	1.00
			WDEED	6.00
			TOTAL	129.10
			CHECK	129.10
09/10/91	01		13:36 0001	9402

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4567.4

IDENTIFICATION REFERENCE

SEP 10 1 34 PM '91

FELIX Z. WILSON, II

No. 457663