BOOK 8569 PAGE 340

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 10,000.00

Clarence Dickerson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF December 19 91

Notary Public

MY COMMISSION EXPIRES: May 20, 1992
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
JACK CASE WILSON, ATTORNEY AT LAW
25 Century Blvd. - Suite 405, Nashville, TN 37214 111 West College Street, Murfreesboro, TN 37130 719 N. Second Street, Clarksville, TN37040

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Clarence Dickerson (NAME)	SAME (NAME)	MAP 92-6
721 27th Avenue North (ADDRESS)	(ADDRESS)	PARCEL 196
Nashville, Tennessee 37208 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	11W-32080

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, Cassie Mai Cooper, a widow, Sandis Cooper and wife, Essie Cooper, Leola Cooper Berry and husband, Joe S. Berry, Smith Cooper, unmarried, Callie Cooper *
HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Nora Dickerson

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 Lot No. 2 on an unrecorded Map showing the survey of Lots Nos. 1 and 2 on the Plan of Carrick's Budivision of Block "L" of the Heffernan Property, not of record, and described according to a copy of a survey made by Lewis D. Justice, April 13, 1945, as follows:

Said lot fronts 31.4 feet on the easterly side of 28th Avenue North and runs back between parallel lines, parallel to and 51 feet north of Herman Street, 87 feet to the west line of Lot No. 3 of said Carrick's Plan.

Included but specifically excluded from said property is that property conveyed to State of Tennessee by deed of record in Book 4181, Page 534, Register's Office for said County, as follows:

Beginning at a point in the easterly margin of 28th Avenue, said point being the common corner between Lots 2 and 3 on the unrecorded map showing the survey of Lots Nos. 1 and 2 of the Plan of Carrick's Subdivision of Block "L" of the Heffernan Property, not of record in described according to copy of a survey made by Lewis D. Justice, April 13, 1945; thence with the common line between said Lots 2 and 3, N 78 deg. 19' 04" E 9.98 feet to a point; thence S 10 deg. 31' 42" E 14.41 feet to a point; thence S 79 deg. 28' 18" W 10.20 feet to a point in the easterly margin of 28th Avenue; thence with the easterly margin of 28th Avenue and the westerly boundary of said Lot 2, N 9 deg. 39' 16" W 14.21 feet to the point of beginning, containing 144 square feet, more or less.

All being the same property conveyed to Charles W. Cooper and wife, Cassie Mai Cooper by deed from Phil Cohen and wife, Sara K. Cohen of record in Book 1454m

CONTINUED

unimproved ( )
This is improved (X) property, known as 906 28th Avenue North, Nashville, Tennessee 37208
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

*Epperson and husband, Harvey L. Epperson and Ruth Cooper Jackson and husband, Raymond Jackson

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 11th day of December 19 91

Cassie Mai Cooper — Essie Cooper — Leola Cooper Berry — Ruth Cooper Jackson

Sandis Cooper — Joe S. Berry — Smith Cooper — Raymond Jackson

Callie Cooper Epperson
x Callie Cooper Epperson

Harvey L Epperson
x Harvey L Epperson

LEGAL DESCRIPTION CONTINUATION

Page 199, Register's Office for Davidson County, Tennessee. Said Charles W. Cooper having since deceased and the said Cassie Mai Cooper now being a widow. The said Sandis Cooper, Leola Cooper Barry, Smith Cooper, Callie Cooper Epperson and Ruth Cooper Jackson being the only living heirs of the said Charles W. Cooper.

Subject to any and all existing easements and restrictions of record.

Easement to City of Nashville of record in Book 3508, Page 226 and Book 3530, Page 80, Register's Office for said County.

Subject to Conveyance to the State of Tennessee of record in Book 4181, Page 534, Register's Office for said County.

Essie Cooper, wife of Sandis Cooper, Joe S. Berry , husband of Leola Cooper Berry , Harvey L. Epperson, husband of Callie Cooper Epperson and Raymond Jackson, husband of Ruth Cooper Jackson join in this conveyance to convey any and all interest they may have in said property including but not limited to their marital interest.

BOOK 8509 PAGE 342

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Cassie Mai Cooper, a widow, Sandis Cooper and wife, Essie Cooper, Leola Cooper Berry and husband, Joe S. Berry, Smith Cooper, unmarried, Callie Cooper Epperson and husband, Harvey L. Epperson

the 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, Tennessee, this 11th day of December, 19 91.

Commission expires May 20, 1992

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

STATE OF MICHIGAN
COUNTY OF Wayne

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ruth Cooper Jackson and husband, Raymond Jackson, 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 Highland Park, Michigan, this 10th day of December, 1991.

My Commission Expires: Nov. 9, 1994

Elizabeth Ann Trent
Notary Public
ELIZABETH ANN TRENT
Notary Public, Wayne County, MI
My Commission Expires Nov. 9, 1994

6 9 9 7 6

RECEIVED FOR REFERENCE
Dec 17 8 35 AM '91

3086 12/17 0101 03CHECK 47.00

RETURN TO:
CUMBERLAND TITLE COMPANY

[X] 25 Century Blvd. - Suite 405
Nashville, Tennessee 37214

[ ] 111 W. College Street
Murfreesboro, Tennessee 37130

[ ] 719 N. Second Street
Clarksville, Tennessee 37040

JACK CASE WILSON
ATTORNEY - AT - LAW

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8509 PAGE 343

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 10000.00
CON TX 37.00
PRFEE 1.00
WDEED 9.00
TOTAL 47.00
CHECK 47.00

12/17/91 01 08:35 0001 3086

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6.9.9.7.6.

IDENTIFT REFERENCE

DEC 17 8 35 AM '91

FELIX Z. WILSON, II
REGISTER
DAVIDSON COUNTY, TENN.

No. 485600