BOOK 8605 PAGE 899

PREPARED BY (AND RETURN TO):
**WILKINS & IVEY,** Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (ljh) (Title No: 31802)
Dav. Co. File: Box 8

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

**State of Tennessee**
**County of Davidson**
The actual consideration or value, whichever is greater, for this transfer is: $ 76000.00

John C. Beasley, Jr.
Affiant

Sworn and subscribed before me this 23rd day of April, 1992.

Notary Public

My Comm. Expires: 9/26/92

**ADDRESS NEW OWNER:**
John C. Beasley, Jr.
8005 Arbor Drive
Nashville, TN 37221

**RESPONSIBLE FOR PAYMENT OF TAXES:**
Same

**MAP-PARCEL NUMBERS**
128-14-136

# *WARRANTY DEED*

**FOR AND IN CONSIDERATION** of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Arnold G. Hayes and spouse, Vivian R. Hayes,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **John C. Beasley, Jr., a single person,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 132 on the plan of Section Three Harpeth Park, of record in Book 4175, page 14, Register's Office for said County.

Said Lot No. 132 fronts 81.00 feet on the easterly margin of Arbor Drive and extends back 226.00 feet on the northerly line and 150.75 feet on the southerly line to a broken line in the rear, measuring 154.29 feet thereon.

Being the same premises conveyed to Arnold G. Hayes and wife, Vivian R. Hayes by deed from Troy Fisher and wife Teresa Fisher, of record in Book 6499, page 541, Register's Office for Davidson County, Tennessee.

**Description Reference:** The description is the same as that used in the last deed prior to this transaction..

Subject to Restrictive Covenants contained in instrument of record in Book 4232, page 417, said Register's Office.

042996

IDENTIF. REFERENCE

APR 23 1 41 PM '92

DAVIDSON COUNTY, TN.

$88.20

**This is improved property, known as:** 8005 Arbor Drive, Nashville, TN 37221

**TO HAVE AND TO HOLD** the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

**GRANTOR COVENANTS** with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

**GRANTOR FURTHER COVENANTS** and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

**WITNESS THE EXECUTION HEREOF** this 23rd day of April, 1992.

Arnold G. Hayes 4/23/92
**Arnold G. Hayes**

Vivian R. Hayes 4-23-92
**Vivian R. Hayes**

**State of Tennessee**
**County of Davidson**

On this 23rd day of April, 1992, before me the undersigned authority, personally appeared Arnold G. Hayes and Vivian R. Hayes, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 9/26/92

Notary Public

**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

**RECEIVED OF** _____

**FOR** _____

BOOK 8608 PAGE 881

| | | |
|---|---|---|
| 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 | 76000.00 |
| CON TX | 281.20 |
| PRFEE | 1.00 |
| MTGFEE | 6.00 |
| TOTAL | 288.20 |
| | 288.20 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

13:42 0001 3490

Q 4 2 9 6

IDENTIF. REFERENCE

APR 23 1 41 PM '92

FELIX Z. WILSON, II
DAVIDSON COUNTY

**No.** 524304