BOOK 8648 PAGE 224

**THIS INSTRUMENT PREPARED BY:**

WATTS & UNDERWOOD, ATTORNEYS
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

mail

**STATE OF TENNESSEE)**
**COUNTY OF DAVIDSON)**

The actual consideration or value, whichever is greater, for this transfer is $ 148,500.00.

Affiant

Subscribed and sworn to before me this 4th day of June, 1992.

Notary Public

My Commission Expires:

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

RE-RECORD 21796

IDENTIF. TREFERENCE

JUN 23 2 02 PM '92

FELICIA [illegible] REGISTER
DAVIDSON COUNTY TN.

RE-RECORD BOOK 8658 PAGE 491

| Address New Owner: | Send Tax Bills to: | Map & Parcel Nos. |
|---|---|---|
| JOHN S. BARRON, JR. and wife, LEANN BARRON<br>2305 Belmont Boulevard<br>Nashville, Tennessee 37212 | NATIONSBANC MORTGAGE CORPORATION<br>P.O. Box 353<br>Louisville, KY 40201-0353 | MAP 104-16<br>PARCEL 291<br>24W 00945 |

**WARRANTY DEED**

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED FORTY EIGHT THOUSAND FIVE HUNDRED AND 00/100 ($148,500.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, the receipt of which is hereby acknowledged, we, **FLORENCE J. WILSON and husband, WILLIAM S. LONGWELL,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **JOHN S. BARRON*and wife, LEANN BARRON,** 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:

*JR.

BEING the northerly half of Lot No. 175 on the Map of Belmont Land Company's Subdivision, called "Belmont Heights" as of record in Book 421, page 34, Register's Office for Davidson County, Tennessee.

SAID part of said Lot No. 175 fronts 53.0 feet on the westerly side of Belmont Boulevard and runs back between lines 175.0 feet to an alley in the rear on which it measures 45.0 feet.

BEING the same property conveyed to Florence J. Wilson and husband, William S. Longwell, by deed from Amy Vietze, of record in Book 6357, page 77, Register's Office for Davidson County, Tennessee.

This is improved property known as 2305 Belmont Boulevard, Nashville, Tennessee 37212.

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.

GRANTORS COVENANT with the said GRANTEES that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantees.

2. Matters shown on the Plan of Belmont Heights, of record in Book

421, page 34, Register's Office for Davidson County, Tennessee.

GRANTORS FURTHER COVENANT and bind themselves, their 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.

IN WITNESS WHEREOF we have hereunto set our hands on this the 8TH day of June, 1992.

FLORENCE J. WILSON

WILLIAM S. LONGWELL



**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 FLORENCE J. WILSON and WILLIAM S. LONGWELL, 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 this 8TH day of June, 1992.

Notary Public

My Commission Expires:

3-94

NOTARY PUBLIC AT LARGE

18012

IDENTIF. TREFERENCE

JUN 10 8 25 AM '92

FEE DAVIDSON COUNTY TN.

4026 06/23 0101 03CHECK 6.00

7714 06/10 0101 03CHECK 556.45