BOOK 8699 PAGE 756

This instrument prepared by:
Brenda Franks Hale
HALE & HALE, ATTORNEYS
312 First TN Bank Bldg.
Franklin, TN 37064

Mail

NEW OWNER:
Duard Stephenson Sullivan
et ux., Debra Damrich Sullivan
228 CRAIGHEAD AVE
NASHVILLE TN 37205

SEND TAX BILL TO:
Same

MAP & PARCEL:
Map 104-13
Parcel 94

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $130,250.00.

Duard Stephenson Sullivan
AFFIANT

Sworn to and subscribed before me this 10th day of August, 1992.

NOTARY PUBLIC

My Commission Expires: 3/27/94

STATE OF TENNESSEE NOTARY PUBLIC

IDENTIFICATION REFERENCE

3597.1

RECEIVED
AUG 12 9 45 AM '92
DAVIDSON COUNTY, TN

9755 08/12 0101 03CHECK 490.74

WARRANTY DEED

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 and sufficiency of which is hereby acknowledged, we, LORENE PIGNA, EXECUTRIX OF THE ESTATE OF EDWARD T. HICKMAN, deceased, AND LORENE PIGNA, INDIVIDUALLY, hereinafter called the "GRANTORS", have bargained and sold, and by these presents do transfer and convey unto DUARD STEPHENSON SULLIVAN and wife, DEBRA DAMRICH SULLIVAN, hereinafter called "GRANTEES", their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

A certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Being Lot No. 5 on the Plan of Bransford Realty Company's Addition to Myrtlewood, being a subdivision of Block "K" Whitland Realty Company, as of record in Book 547, page 117, Register's Office for Davidson County, Tennessee.

Said Lot No. 5 fronts 65 feet on the easterly side of Craighead Avenue, and runs back between parallel lines 180 feet to a dead line.

Being the same property conveyed to Edward T. Hickman and wife, Edna A. Hickman, by deed from Salena P. Katy and husband, Joe Katy, of record in Book 1142, page 178, Register's Office for Davidson County, Tennessee. Edna A. Hickman died on August 27, 1987, and said property

vested in Edward T. Hickman by operation of law. Edward T. Hickman died testate on April 14, 1992, and his Will is recorded in Will Book 179, page 418, Probate Court Clerk's Office of Davidson County, Tennessee.

NOTE: The legal description set forth above is the same property as contained in Grantor's previous deed of record.

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, except as follows:

1. Davidson County taxes for the year 1992 are a lien against said property, but are not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with GRANTORS paying their prorata part thereof to GRANTEES, who will be responsible for payment of said taxes when they become due and payable. Map 104-13, Parcel 94.

2. All matters appearing on the Plan of Bransford Realty Company's Addition to Myrtlewood, Block "K", of record in Book 547, page 117, Register's Office for Davidson County, Tennessee.

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.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

This is unimproved property known as 228 Craighead Avenue, Nashville, Tennessee.

WITNESS, our hands this 10th day of August, 1992, in Brentwood, Tennessee.

Lorene Pigna - Executrix

Lorene Pigna, Executrix of the Estate of Edward T. Hickman

Lorene Pigna

Lorene Pigna, Individually

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Lorene Pigna, Executrix of the Estate of Edward T. Hickman, and Lorene Pigna, Individually, 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 purpose therein contained.

WITNESS my hand and seal, this 10th day of August, 1992.

Notary Public

My Commission Expires: 3/27/94

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

RECEIVED OF _____

FOR _____

BOOK 8699 PAGE 758

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
130250.00
CON TX 481.74
PRFEE 1.00
WDEED 8.00
TOTAL ~~490.74~~
CHECK ~~490.74~~

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08/12/92 01 09:46 0001 9755

3.5.9.7.1.

IDENTIFICATION REFERENCE

AUG 12 9 45 AM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 559543