BOOK 8727 PAGE 429

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 19,500.00

Sean R Carroll
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
9th DAY OF September 19 92

Notary Public

MY COMMISSION EXPIRES March 27, 1993
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
COMBOS & HIX, P. C., 315 Deaderick Street, Su. 1100, Nashville, TN 37238

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Sean R. Carroll	NEW OWNER	MAP 92§13
(NAME)	(NAME)	
3314 Nevada Avenue		PARCEL 369
(ADDRESS)	(ADDRESS)	
Nashville, TN 37209		11 W 71630
(CITY) (STATE) (ZIP)	(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, Shirely D. Jackson, a widow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Sean R. Carroll and Tina M. Cheek, both single person, as tenants in common with rights of survivorship

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 Lot No. 103 on the Map of Hortense Place, of record in Book 161, page 167, Register's Office for said County.

Said Lot No. 103 fronts 50 feet on the northerly side of Nevada Avenue and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Robert L. Jackson and wife, Shirley D. Jackson by deed from Cheek & Jones, Inc. of record in Book 4440, page 181, Register's Office for Davidson County, Tennessee. Robert L. Jackson having since died vesting property in Shirley D. Jackson as surviving spouse.

The above legal description is the same as used on the prior Deed.

This conveyance is subject to 1992 taxes, prorated and assumed by the Grantees the day of closing; all matters as stated on the above referenced plan; any easements or restrictive covenants running with the land.

unimproved ( )
This is improved (X) property, known as 3314 Nevada Avenue, Nashville, TN 37209
(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 my hand this 9th day of September, 19 92

Shirley D Jackson

Shirely D. Jackson

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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 Shirely D. Jackson, a widow

the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 9th day of September 19 92

Commission expires March 27, 1993

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

44926

IDENTIFICATION REFERENCE

SEP 10 3 01 PM '92

DAVIDSON COUNTY, TN

WARRANTY DEED

FROM

Shirely D. Jackson

TO

Sean R. Carroll and Tina M. Cheek

RETURN TO:

COMBOS & HIX, P. C.
315 Deaderick Street, Su. 1100
Nashville, TN 37238

5681 09/10 0101 03CHECK 81.15

Rec'd

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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	19500.00
			CON TX	72.15
			PRFEE	1.00
			WDEED	8.00
			TOTAL	81.15
			CHECK	81.15
09/10/92	01	15:41 0001		5681

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

44928

IDENTIFICATION REFERENCE

SEP 10 3 01 PM '92

FELIX Z. WILSON, II
DAVIDSON COUNTY, TN

No. 569345