THIS INSTRUMENT WAS PREPARED BY
M. NORRIS JENKINS, ATTORNEY AT LAW
Suite 230 - 392 Harding Place, Nashville, TN 37211

# WARRANTY DEED

| Address of New Owner(s): | Send Tax Bills To: | Map/Parcel Numbers: |
|---|---|---|
| Frank DePalo | Same | Map 72-14 |
| P.O. Box 210994 | | Parcel 142 |
| Nashville, TN 37221 | | |

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged

Delphia W. McKnight, Floriene E. Brown and John M. Watkins, heirs at law of Nannie Grace Howse, deceased,

hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto

Frank DePalo

hereinafter called the Grantee(s), 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. 34 and the easterly one-half of Lot No. 33 on the Plan of Chesterfield, as of record in Book 332, page 147, Register's Office for said County.

Said Lot No. 34 and part of Lot 33 adjoin and front together 45 feet on the southerly side of Chester (formerly Chesterfield) Avenue and run back between parallel lines 132 feet to an alley.

Being the same property conveyed to Jake Howse and wife, Nannie Grace Howse by deed from Richard LeRoy Reeves and wife Sara Lee Reeves of record in Book 4284, page 976, Register's Office for Davidson County, Tennessee. The said Jake Howse having died and the property vested in Nannie Grace Howse by estate by the entireties and she having since died and her heirs at law being Delphia W. McKnight, Floriene E. Brown and John M. Watkins.

Taxes for the year 1993 are prorated and assumed by the Grantee herein.

This is improved property at 1224 Chester Avenue, Nashville, TN 37206.

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(s) their heirs and assigns, forever; and we do covenant with the said Grantee(s) 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 assigns, to warrant and defend title 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.

RECORDER'S MEMO
LEGIBILITY OF WRITING, PRINTING OR STAMPING IN
THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

Witness our hands this 11th day of June, 1993.

DELPHIA W. McKNIGHT

FLORIENE E. BROWN
By George Brown
by Power of Attorney
recorded simultaneous herewith

JOHN M. WATKINS

By George Brown

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, DELPHIA W. McKNIGHT and JOHN M. WATKINS, the within named 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 Nashville, Tennessee, this 11th day of June, 1993.

My Commission Expires:
7-24-93

NOTARY PUBLIC

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

On this 11th day of June, 1993, before me personally appeared George Brown to me known to be the person who executed the foregoing instrument in behalf of Floriene E. Brown and acknowledged that he executed same as the free act and deed of said Floriene E. Brown for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 11th day of June, 1993.

My Commission Expires:
7-24-93

NOTARY PUBLIC

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

The actual consideration or value whichever is greater, for this transfer is $21,300.00.

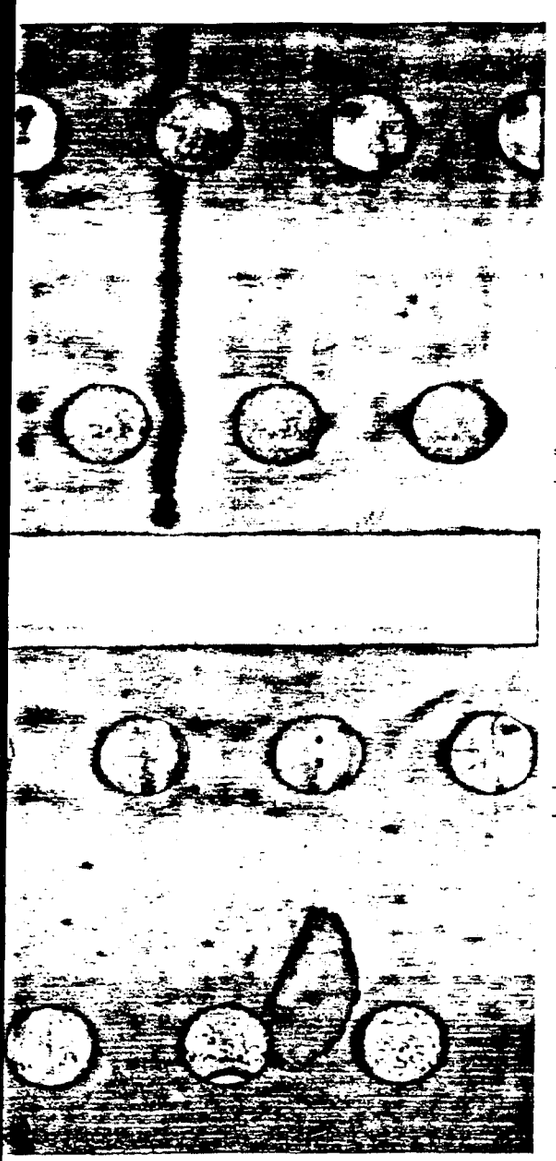
AFFIANT

Subscribed and sworn to before me this 14th day of June, 1993.

My Commission Expires:
7-24-93

NOTARY PUBLIC

30316 IDENTIFICATION REFERENCE JUN 15 12 44 PM '93 ALVIN L. WILSON REGISTER DAVIDSON COUNTY, TN 88.55 03CHECK 01101



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

RECEIVED OF _____

FOR _____

BOOK 8981 PAGE 895

| | | |
|---|---|---|
| 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 21500.00 |
| | | | | CON TX 79.55 |
| | | | | PRFEE 1.00 |
| | | | | WDEED 8.00 |
| | | | | TOTAL 88.55 |
| | | | | CHECK 88.55 |
| | | | 06/15/93 01 | 12:45 0001 7551 |

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

30316

IDENTIFI REFERENCE

JUN 15 12 44 PM '93

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

**No.** 662827