43

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 15,000.00

Wayne Whitaker
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF January 19 94

Notary Public

MY COMMISSION EXPIRES: ~~My Commiss. Expires Nov. 22, 1997~~
(AFFIX SEAL)

NOTARY PUBLIC KATHLEEN M. WALSH LARGE TENN DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY

TAYLOR, PHILBIN, PIGUE, MARCHETTI & LONG, One Eleven Union Street, Nashville, TN 37201

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Wayne Whitaker	Wayne Whitaker	81-11-14
(NAME)	(NAME)	
1737 22nd Avenue North	1735 22nd Avenue North	8DA-11380
(ADDRESS)	(ADDRESS)	
Nashville, TN 37207	Nashville, TN 37207	
(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, Charlie May Sowell

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Wayne Whitaker

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:

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

BEING Lot No. 324 in J. M. T. J., and G. W. Harding's Plan of Lots in North Nashville, as of record in Book 21, Page 80, Register's Office for said County.

SAID Lot No. 324 fronts 50 feet on the westerly side of 22nd Avenue North, formerly Alamo Street and runs back between parallel lines 157 feet to an alley.

Being the same property conveyed to Charlie May Brutton by deed from Clyde T. May and wife, Bessie Mae May of record in Book 3709, Page 561, Register's Office for Davidson County, Tennessee. The said Charlie May Brutton is now known as Charlie May Sowell.

This conveyance is subject to any and all existing restrictions and easements of record.

RECEIVED FOR RECORD
94 JAN 11 PM 1:47
06652

unimproved ( )
This is improved (X) property, known as 1737 22nd Avenue North, Nashville, TN 37207
(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 7th day of January 19 94

Charlie May Sowell

Charlie May Sowell

BOOK 9217 PAGE 758

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 Charlie May Sowell

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 7th day of January 19 91

Commission expires [illegible]

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

WARRANTY DEED

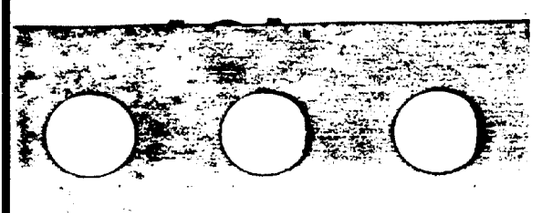
FROM
Charlie May Sowell

TO
Wayne Whitaker

Return to:
LAWYER'S ESCROW SERVICE
ONE ELEVEN UNION STREET
NASHVILLE, TENNESSEE 37201

3611 01/11 0101 03CHECK

64.50



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9217 PAGE 759

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

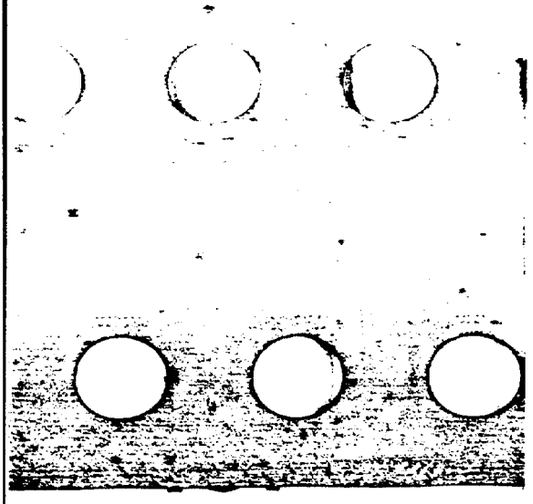
DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				CAMT 15000.00
				CON TX 55.50
				PRFEE 1.00
				WDEED 8.00
				TOTAL 64.50
				CHECK 64.50
01/11/94	01	13:47	0001	8611

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06652 IDENTIF. & REFERENCE

94 JAN 11 PM 1:47

FELIX [illegible] REGISTER
DAVIDSON CO., TN.



No. 744616