42543

IDENTIF. & REFERENCE

PICK-UP

Prepared by:
Monica D. Edwards, Esq
112 Stahlman Building
Nashville, Tennessee 37201

94 APR 25 PM 12:08

REGISTER
DAVIDSON COUNTY, TN.

BOOK 9321 PAGE 847

ADDRESS OF NEW OWNER:
David Polk and wife,
Emma Jean Polk
737 Roman Drive
Nashville, TN 37207

SEND TAX BILLS TO:
Same

MAP: 92-13
Parcel 157
11W 70700

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF FORTY FIVE THOUSAND ($45,000.00) DOLLARS, PEGGY S. KING, (a widow) GRANTOR, has bargained and sold, and by these presents does transfer and convey unto the said **DAVID POLK and wife, EMMA JEAN POLK,** GRANTEES herein, their heirs and assigns certain tracts or parcels of land in Davidson County, State of Tennessee, described as follows:

> **LAND** in Davidson County, Tennessee, being Lot No. 1 of Block 12 on the map of Charlotte Park Company's Second Addition, of record in Book 57, Page 160, Register's Office for Davidson County, Tennessee.
>
> **SAID** Lot No. 1 fronts 50 feet on the southerly side of Park Avenue, formerly First Avenue, and runs back between parallel lines along the westerly margin of 35th Avenue, North, formerly Woodfind Street, 150 feet to an alley.
>
> **BEING** the same property conveyed to Charles Raymond King, Sr. and wife, Peggy S. King, by deed from James Walter Johnson and wife, Ola Marie Johnson, of record in Book 4234, Page 555, Register's Office for Davidson County, Tennessee. The said Charles Raymond King, Jr., having since died.

This is improved property known as 3501 Park Avenue, Nashville, Tennessee 37209.

TO have and to hold the said tracts and parcel of land, with the appurtenances, estate, title and interest thereto belonging to the GRANTEES, their heirs and assigns, forever. And GRANTOR does covenant with the said GRANTEES that GRANTOR is lawfully seized an possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. And she does further covenant and bind herself, her 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.

WITNESS my hand this 22 day of April, 1994.

Peggy S. King

PEGGY S. KING

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **PEGGY S. KING**, 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, Davidson County, Tennessee, this 22nd day of April, 1994.

M. Monica D. Edwards

NOTARY PUBLIC

7812 04/25 0101 03CHECK 175.50

My Commission Expires: 11/22/97

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of property (whichever is greater) is **FORTY FIVE THOUSAND ($45,000.00) DOLLARS.** This is equal to or greater than the property would bring at a fair and voluntary sale.

Dania L. Polk

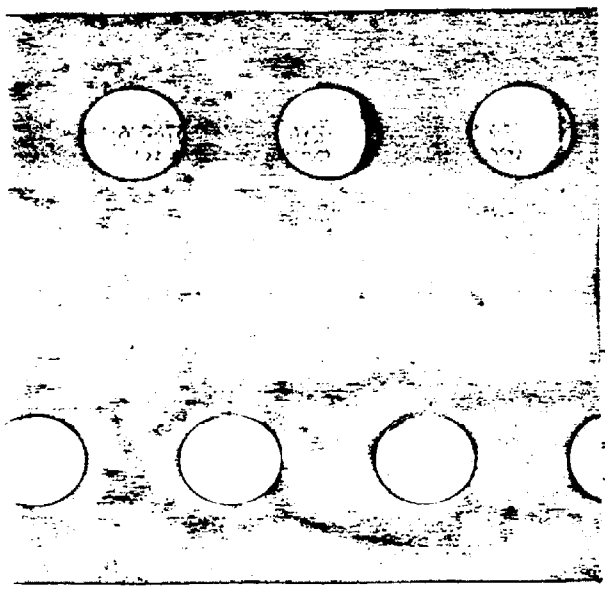
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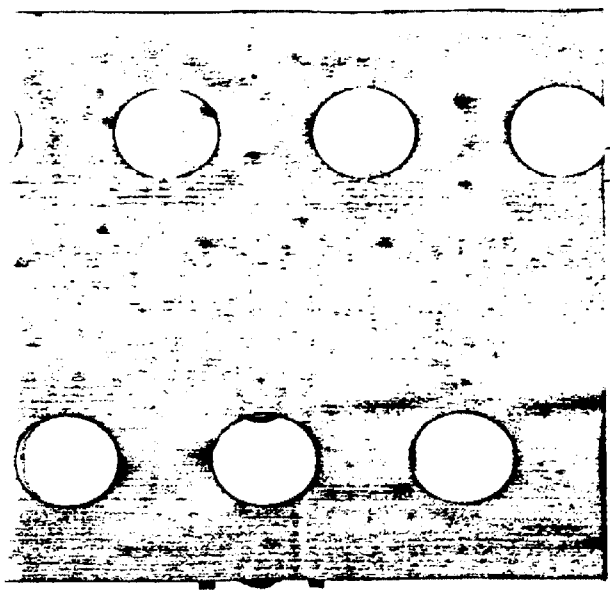
SWORN to and **SUBSCRIBED** before me this 22nd day of April, 1994.

M. Monica D. Edwards

NOTARY PUBLIC

My Commission Expires: 11/22/97





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

RECEIVED OF _____

FOR _____

BOOK 9321 PAGE 849

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	45000.00
CON TX	166.50
PRFEE	1.00
WDEED	8.00
TOTAL	175.50
CHECK	175.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 7812

42543
IDENTIF. & REFERENCE

94 APR 25 PM 12:08
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 782953