mail

**FROM:** Third National Bank in Nashville and Joseph Vaulx Crockett, III, Co-Trustees of the Joseph Vaulx Crockett Trust

This instrument prepared by
JOE VAULX CROCKETT, III, ESQ.
Suite 1050 American Center
3100 West End Avenue
Nashville, Tennessee 37203

**TO:** Theresa Doyle

| **Address New Owner:** | **Send Tax Bills To:** | **Map/Parcel No.** |
|---|---|---|
| Theresa Doyle<br>837 Kirkwood Avenue<br>Nashville, Tennessee 37204 | Same | 118/5-167 |

BOOK 9454 PAGE 713

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $170,000.00.

Theresa W. Doyle
Affiant

Subscribed and sworn to before me, this the 1st day of September, 1994.

Connie Conner Hagebo
Notary Public

My Commission Expires: 5-23-98

NOTARY PUBLIC DAVIDSON CO. TN.

**SPECIAL WARRANTY DEED**

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, Third National Bank in Nashville and Joseph Vaulx Crockett, III, Co-Trustees of the Joseph Vaulx Crockett Trust, hereinafter called "GRANTORS," have bargained and sold, and by these presents do transfer and convey unto Theresa Doyle, hereinafter called "GRANTEE," her successor, heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

BEGINNING at a point on the southern margin of Kirkwood Avenue or Vaulx Lane, said point being 2248 feet westwardly from the western margin of the Franklin Turnpike running thence along said Kirkwood Avenue or Vaulx Lane, westwardly 180 feet to a point; thence at right angles to said Kirkwood Avenue or Vaulx Lane, southwardly 242 feet to a point; thence eastwardly and parallel to said Kirkwood Avenue or Vaulx Lane, 180 feet to a point; northwardly at right angles to said Kirkwood Avenue or Vaulx Lane, 242 feet to the beginning point.

BEING the same property conveyed to Catherine C. Vaulx by Deed of Record in Book 369, page 363, Register' Office for Davidson County, Tennessee. The said Catherine C. Vaulx having since died. The subject property then vested in Joseph Vaulx Crockett under the Will of Catherine C. Vaulx as set forth in Will Book 48, page 256, Probate Court of Davidson County, Tennessee. The said Joseph Vaulx Crockett having since died. The subject property is now vested in Third National Bank in Nashville and Joseph Vaulx Crockett III as Co-Trustees of the Joseph Crockett Trust established under the Will of Joseph Vaulx Crockett, Probate No. 23546.

Said property is transferred subject to the following limitations, restrictions, and encumbrances:

1. Real estate taxes for 1994 which have been prorated by the parties and assumed by Grantee.

2. Such matters as would be shown by a current survey.

This is improved property located at: 837 Kirkwood Avenue, Nashville, Tennessee 37204.

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, her successor, heirs, and assigns, forever, and GRANTORS do covenant with the said GRANTEE that they 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 GRANTORS do further covenant and bind themselves, their heirs, successors, assigns, and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, her heirs, successor and assigns, against the lawful claims of all persons claiming by, through or under GRANTORS, but not further or otherwise.

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 their hands this 1ST day of September, 1994.

By: THIRD NATIONAL BANK IN NASHVILLE, Co-Trustee:

By: Karen B. Sadler

Title: Trust Real Estate Officer

Date: 9/1/94

By: Joseph Vaulx Crockett, III - Co-Trustee
Joseph Vaulx Crockett, III
Co-Trustee

Joseph Vaulx Crockett

Date: 9/1/94

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, Connie Comer Hagberg, a Notary Public in and for said County and State, the within-named Joseph Vaulx Crockett, III, Co-Trustee, the bargainor, with whom I am personally acquainted (or proved to be on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, at office in Nashville, Tennessee, this the 1ST day of September, 1994.

Connie Comer Hagberg
Notary Public

My Commission Expires: 5-23-98

STATE OF TENNESSEE

BOOK 9454 PAGE 715

COUNTY OF Davidson

Before me, Connie Comer Hagberg, a Notary Public in and for the said County and State, personally appeared Karen B. Sadler, with whom I am personally acquainted (or proved to be on the basis of satisfactory evidence), and who upon oath acknowledged herself to be Trust Real Estate Office of Third National Bank in Nashville, Co-Trustee, the within named bargainor, a corporation, and that she as such Trust Real Estate Officer, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by herself as Trust Real Estate Officer.

WITNESS my hand and seal in Nashville, Tennessee, this the 1st day of September, 1994.

Connie Comer Hagberg
Notary Public

My Commission Expires:

5-23-98

87428

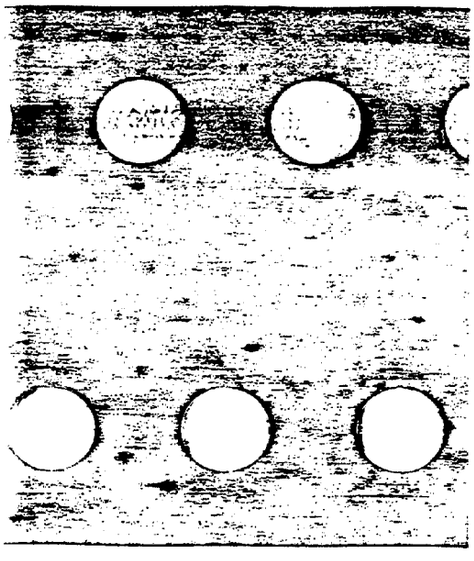
IDENTIF. & REFERENCE

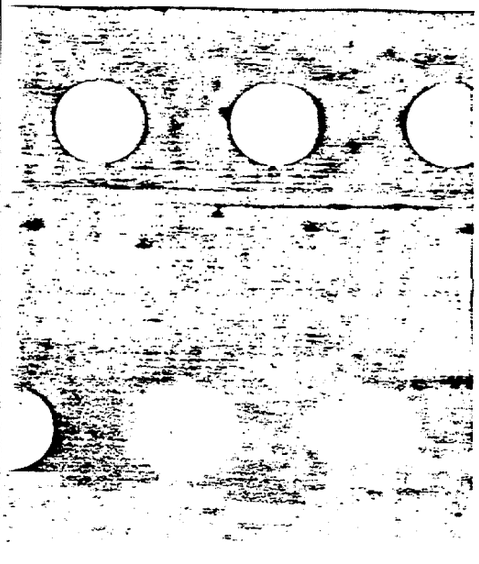
94 SEP -2 AM 9:53

FELIX A. [illegible] REGISTER
DAVIDSON COUNTY, TN.

4701 09/02 0101 03CHECK 642.00

doc\crockett\lgenwarr.dee





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

RECEIVED OF _____

FOR _____

BOOK 9454 PAGE 716

| | | |
|---|---|---|
| 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
170000.00
CON TX 629.00
PRFEE 1.00
[illegible] 12.00
TOTAL 642.00
CHECK 642.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

94 SEP -2 AM 9:53
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

09/02/94 01 09:51 0001 4701

87428
IDENTIF. ↑ REFERENCE

**No.** 831075