BOOK 9469 PAGE 383

STATE OF TENNESSEE
COUNTY OF DAVIDSON FILE BOX 3
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 11,000.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES: 4-23-98
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON, ATTORNEY AT LAW

1187 Vultee Boulevard, Nashville, TN 37217 111 West College Street, Murfreesboro, TN 37130 245 Dover Road, Clarksville, TN 37040

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James Wingo	Same	MAP 83-13
(NAME)	(NAME)	
1111 Shelby Avenue		PARCEL 215
(ADDRESS)	(ADDRESS)	
Nashville, TN 37206		18W-06880
(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, Estate of Hazel Kincaid

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

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:

Being Lot No. 182 on the Plan of East Edgefield, as of record in Book 21, Page 147, Register's Office for said County.

Said Lot No. 182 fronts 50 feet on the northerly side of Shelby Avenue and runs back between parallel lines 170 feet to an alley.

Being the same property conveyed to Fred Nickens and Hazel Kincaid by deed from Clyde Eugene Jones and wife, Naomi Dickens Jones of record in Book 2639, Page 77, Register's Office for Davidson County, Tennessee. The said Fred Nickens having since died and said property being vested in Hazel Kincaid and the heirs of Fred Nickens by Affidavit of record in Book 5705, Page 384, Register's Office for said County. The said Hazel Kincaid having since died and no known heirs of the said Fred Nickens having come forth and the said James Bryan Lewis now being appointed Administrator of the Estate of Hazel Kincaid by Order shown on Docket No. 93P-868, Probate Court Clerk's Office for Davidson County, Tennessee.

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

unimproved ( )
This is improved (X) property, known as 1111 Shelby Avenue, Nashville, TN 37206
(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 19th day of September 19 94

Estate of Hazel Kincaid
By: James Bryan Lewis Administrator
James Bryan Lewis, Administrator

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STATE OF TENNESSEE
COUNTY OF

,Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____day of _____19_____.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared James Bryan Lewis and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the Administrator and _____ respectively of the Estate of Hazel Kincaid the within named bargainor, and corporation, and that he as such Administrator 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 James Bryan Lewis as such Administrator, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Nashville, TN on this the 19th day of September 19 94.

My commission expires 5-23-98

Mary James Rudy
Notary Public

94 SEP 20 AM 8:05
FELIX E. [illegible] REGISTER
DAVIDSON COUNTY, TN.

92250

IDENTIFICATION REFERENCE

9912 09/20 010 03 CHECK
49.70

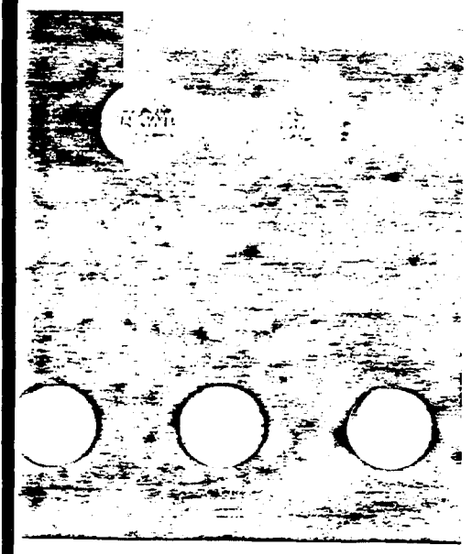
RETURN TO:
CUMBERLAND TITLE COMPANY

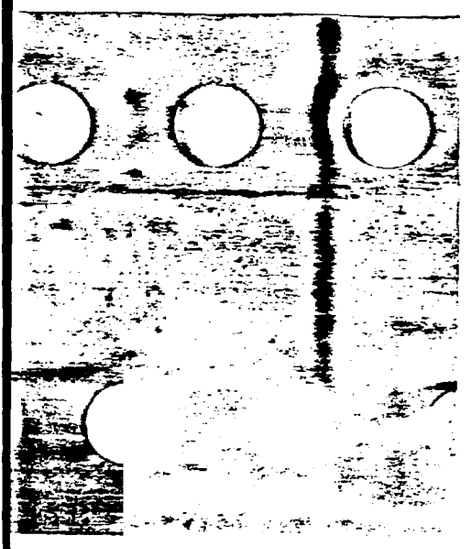
[x] 1187 Vultee Boulevard
Nashville, Tennessee 37217

[ ] 111 W. College Street
Murfreesboro, Tennessee 37130

EDWARD SEDDON
ATTORNEY - AT - LAW

[ ] 245 Dover Road
Clarksville, Tennessee 37040





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	11000.00
CON TX	40.70
PRFEE	1.00
WDEED	8.00
TOTAL	49.70
CHECK	49.70

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 09/20/94 01 08-04 0001 9912

92250
IDENTIF. & REFERENCE

94 SEP 20 AM 8:05

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 836221