508

This Instrument Prepared By:
Stokes & Bartholomew, P.A.
3310 West End Avenue, 4th Floor
Nashville TN 37203
Return to Box 50-B

BOOK 9473 PAGE 320

ADDRESS NEW OWNER:
Carlos R. Walker and Tameka A. Walker
97 Claiborne St.
Nashville, Tennessee 37210

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
UNION PLANTERS BANK OF MIDDLE TENNESSEE, N.A.
401 Union Street
Nashville, Tn 37219

MAP AND PARCEL:
MAP 93-16
GROUP
PARCEL 67

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Jesse H. Rivers, an unmarried person, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Carlos R. Walker and wife, Tameka A. Walker, 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:

> Land in Davidson County, Tennessee, being Lot No. 99 on the Plan of Maury & Claiborne's Addition to South Nashville, as of record in Book 21, pages 84 and 85, Register's Office for Davidson County, Tennessee.
>
> Said Lot No. 99 fronts 35 feet on the easterly side of Claiborne Street and extends back between parallel lines, with the northerly margin of Fain, formerly Spring Street, 165 feet, to an alley.
>
> Being the same property conveyed to Jesse Rivers, by deed from Frances E. Grayson, a widow, as of record in Book 7980, page 410, Register's Office for Davidson County, Tennessee: the said Jesse Rivers also being known as Jesse H. Rivers.

This is improved property known as 97 Claiborne St., Nashville, TN 37210.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and governmental regulations that may affect the premises and the following exceptions.

1. Subject to 1994 taxes which have been paid.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Carlos R. Walker and wife, Tameka A. Walker, their heirs and assigns, forever; and I, Jesse H. Rivers, an unmarried person, do covenant with the said Grantees that I am 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 I do further covenant and bind myself, my 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this the 22nd day of September, 1994.

Jesse H. Rivers

Jesse H. Rivers

1345 09/23 0101 03CHECK 142.20

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Jesse H. Rivers, an unmarried person, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 22nd day of September, 1994.

R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

NOTARY PUBLIC

My Commission Expires: 2-4-96

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 36,000.00.

Carlos R. Walker

AFFIANT

Subscribed and sworn to before me this 22nd day of September, 1994.

NOTARY PUBLIC

My Commission Expires: 2-4-96

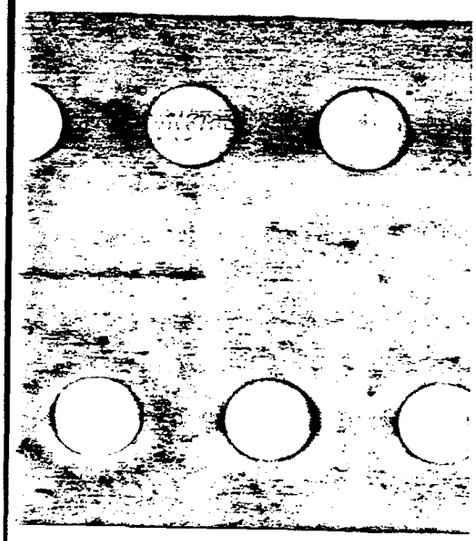
93573

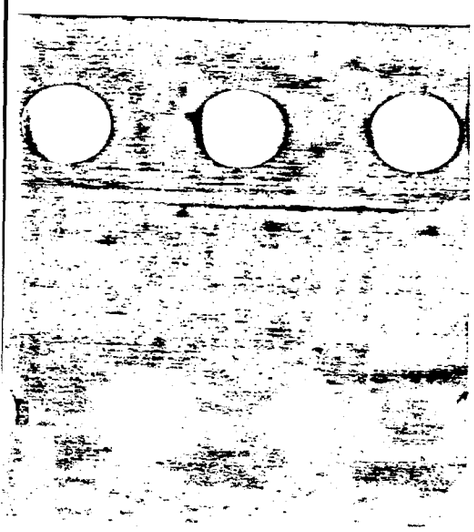
IDENTIF. & REFERENCE

94 SEP 23 AM 11:12

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

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





RECEIVED OF _____

FOR _____

BOOK 9473 PAGE 322

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 36000.00
CON TX 133.20
PRFEE 1.00
WDEED 8.00
TOTAL 142.20
CHECK 142.20

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

09/23/94 01 11:11 0001 1345

93573
IDENTIF. & REFERENCE

94 SEP 23 AM 11:13
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

No. 837632