05762

IDENTIF. # REFERENCE

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (cmw) Title No: 35823
Dav. Co. File: Box 8

94 NOV -3 AM 11:08

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

BOOK 9510 PG 929

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
David A. York, Jr. 1904 Wedgewood Avenue Nashville, TN 37212	SAME

TAX MAP-PARCEL NUMBERS: 104-11-251 24W 4020

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 consideration, the receipt of which is hereby acknowledged, the undersigned **Martha Recher and Mary H. Folger,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **David A. York, Jr., a single person,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, the southerly 65 feet being Lots Nos. 61 and 62 on the plan of Bransford Realty Company's Subdivision of the Edgar Jones Home Place, Register's Office for said County.

SAID property fronts 65 feet on the westerly margin of 26th Avenue, South and extends back between parallel lines 120 feet with the northerly margin of an alley to a dead line.

BEING the same property conveyed to Martha Recher and Mary H. Folger, by deed from Joe M. Boyd, unmarried, of record in Book 6261, page 627, said Register's Office.

Description Reference: The description is the same as that used in the last deed prior to this transaction..

This instrument is executed on behalf of Mary H. Folger by Martha Recher as Attorney in Fact pursuant to a Power of Attorney being recorded concurrently herewith. The affidavit of said Attorney in Fact is attached as "Exhibit A" to or on this instrument and incorporated herein by reference.

This is improved property known as: 2006 26th Avenue, South, Nashville, TN 37212

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 31st day of October, 1994.

Martha Recher

Mary H. Folger, By: Martha Recher, Atty-In-Fact

State of Tennessee
County of Davidson

On this 31st day of October, 1994, before me the undersigned authority, personally appeared **Martha Recher**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____ Notary Public

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 7/27/96

State of Tennessee
County of Davidson

A F F I D A V I T

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 119000.00

David A Yarbrough Jr.
Affiant

Sworn and subscribed before me on the 31st day of October, 1994.

Notary Public

My Commission Expires: _____

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 7/27/96

BOOK 9510 PG 931

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 **Martha Recher**, with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged the execution of the within instrument on behalf of **Mary H. Folger**, as Attorney-in-Fact, as the free act and deed of the said Principal.

Witness my hand and official seal at Nashville, Tennessee, this the 31st day of October, 1994.

Notary Public

My Commission Expires:_____

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 7/27/96

EXHIBIT "A"
To
WARRANTY DEED

FROM: Martha Recher and Mary H. Folger

TO: David A. York, Jr.

A F F I D A V I T 4397 11/03 0101 03CHECK 453.30

The undersigned Affiant, being first duly sworn, deposes and says as follows:

1. That the document to which this affidavit is exhibited was executed by the undersigned as attorney-in-fact for the principal thereon shown.

2. That the execution is proper and within the scope of the power-of-attorney referenced in the instrument.

3. That at the time of execution of said document the Affiant had no knowledge or notice of the termination of the power-of-attorney, either by revocation or by the principal's death, disability, or incapacity.

Further the Affiant Saith not.

References to the singular include the plural, when applicable.

Martha Recher
Martha Recher, Affiant

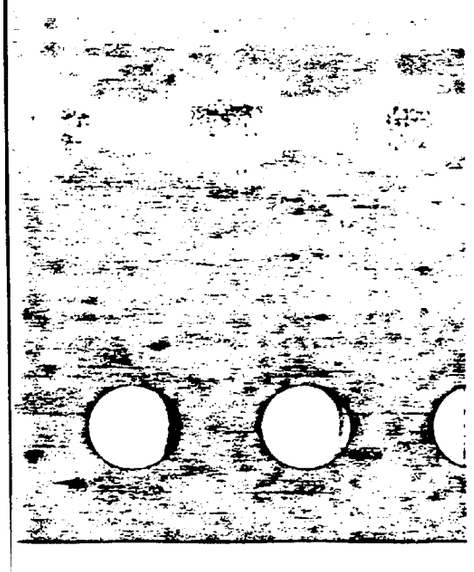
Sworn to and subscribed before me this

31st day of October, 1994.

Notary Public

My Commission Expires:_____

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 7/27/96



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

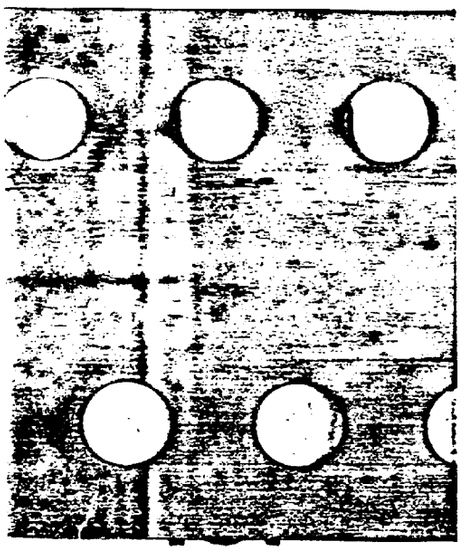
RECEIVED OF _____

FOR _____

BOOK 9510 PG 932

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 119000.00
CON TX 440.30
PRFEE 1.00
WDEED 12.00
TOTAL 453.30
CHECK 453.30

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 4397

05762
IDENTIF. ↑ REFERENCE

94 NOV -3 AM 11:08
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 850686