BOOK 9539 PG 961

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 51,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
3rd DAY OF November, 19 94

Notary Public

MY COMMISSION EXPIRES:
(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 |
|---|---|---|
| Suzanne F. Wilson (NAME) | Union Planters Bank (NAME) | MAP 72-7 |
| 3106 Oxford Street (ADDRESS) | 401 Union Street (ADDRESS) | PARCEL 136 |
| Nashville, Tennessee 37216 (CITY) (STATE) (ZIP) | Nashville, Tennessee 37219 (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, Nordean S. Copas, a single person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Suzanne F. Wilson, a married person

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 the westerly part of Lot No. 3 Block "A" on the Map of R.M. Dudley's Subdivision of Blocks "A" and "B" in the Subdivision of a 30 acre tract, as of record in Book 974, page 8, Register's Office for said County.

Said part of Lot No. 3 fronts 100 feet on the easterly margin of Oxford Avenue, and extends back 195 feet on the northerly line and 205 feet on the southerly line to a dead line, measuring 70 feet, more or less, theron.

Being the same property conveyed to Nordean S. Copas, a single person by Deed from Mabel Hopwood, of record in Deed Book 6321, Page 869, Register's Office for Davidson County, Tennessee.

Edith S. Copas wife of the above named Nordean S. Copas joins in this conveyance for the purpose of releasing any and all rights she may have in and to the above described property, especially her marital rights.

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

This conveyance is subject to Restrictive Covenants of record in Deed Book 6321, page 868, Register's Office for said County.

0754 12/07 0101 03CHECK 197.70

unimproved ( )
This is improved (X) property, known as 3106 Oxford Street, Nashville, Tennessee 37216
(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 3rd day of November 19 94

Nordean S. Copas

Edith S. Copas

BOOK 9539 PG 962

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 Nordean S. Copas, a single 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 instrument for the purposes therein contained. Witness my hand and official seal at Hendersonville, Tennessee, this 3rd day of November, 1994.

Commission expires 5-23-98

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ 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 _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____ .

My commission expires _____

Notary Public

IDENTIFICATION REFERENCE

15168

94 DEC -7 AM 8:43

REGISTER
DAVIDSON COUNTY, TN.

**RETURN TO:**
**CUMBERLAND TITLE COMPANY**

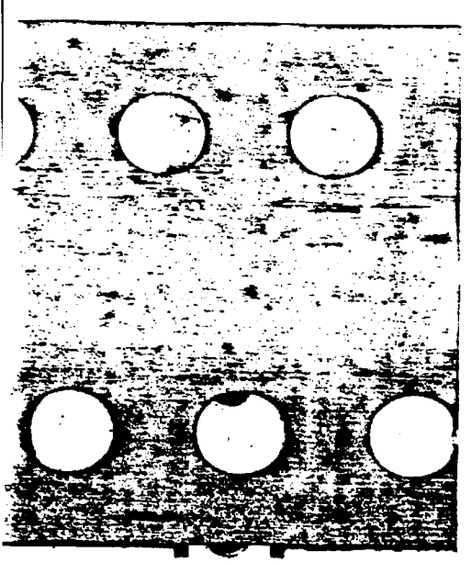
**EDWARD SEDDON**
ATTORNEY - AT - LAW

☒ 1187 Vultee Boulevard
Nashville, Tennessee 37217

☐ 111 W. College Street
Murfreesboro, Tennessee 37130

☐ 245 Dover Road
Clarksville, Tennessee 37040





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

RECEIVED OF _____

FOR _____

BOOK 9539 PG 963

| | | |
|---|---|---|
| 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 51000.00
CON TX 188.70
PRFEE 1.00
WDEED 8.00
TOTAL 197.70
CHECK 197.70

12/07/94 01 08:43 0001 0754

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

15168
IDENTIF. & REFERENCE

94 DEC -7 AM 8:43

REGISTER
DAVIDSON COUNTY, TN.

**No.** 860749