0064267

IDENTIFICATION 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

95 MAY 26 AM 11:11

W & I Ref: (kd) Title No: 36511
Dav. Co. File: Box 8

BOOK 9682 PG 242

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Mary Elizabeth Knights 529 River Rouge Drive Nashville, Tennessee 37209	New Owner

TAX MAP-PARCEL NUMBERS: 90-16-140

4273 05/26/95 0101 03CHECK 313.00

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 **Marie R. Waggoner and spouse, Glenn Cannady,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Mary Elizabeth Knights, 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, being Lot No. 322 on the plan of Charlotte Park, Section XI, of record in Book 2900, page 79 and 80, Register's Office for said County.

SAID Lot No. 322 fronts 72.0 feet on the southwesterly margin of River Rouge Drive and extends back between parallel lines 150 feet to a dead line.

BEING the same property conveyed to J. Paul Waggoner and wife, Marie R. Waggoner by deed from W. P. Ackerman and wife, Helen A. Ackerman of record in Book 3283, page 605, said Register's Office. The said J. Paul Waggoner has since died.

Glenn Cannady, spouse of Marie R. Waggoner, joins in this conveyance solely for the purpose of waiving any marital interest he might have in the subject property.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to rights, conditions, obligations and restrictions in regard to the use of a sewerage system stated in agreement between Consolidated Development, Inc. and the city of Nashville of record in Book 2593, page 566, said Register's Office and to any and all matters shown on the herein referenced Plan of record in said Register's Office.

This is improved property, known as: 529 River Rouge Drive, Nashville, Tennessee 37209

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.

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 25th day of May, 1995.

Marie R. Waggoner
Marie R. Waggoner

Glenn Cannady
Glenn Cannady

State of Tennessee
County of Davidson

On this 25th day of May, 1995, before me the undersigned authority, personally appeared **Marie R. Waggoner** and **Glenn Cannady** 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.

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

My Commission Expires: _____ Notary Public

State of Tennessee
County of Davidson

A F F I D A V I T

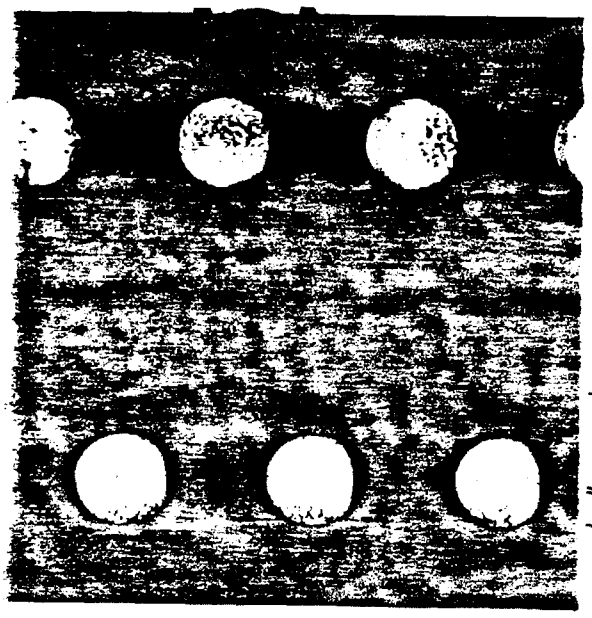
The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 83750.00

Mary Knight MD
Affiant

Sworn and subscribed before me on the 25th day of May, 1995.

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

My Commission Expires: _____ Notary Public



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

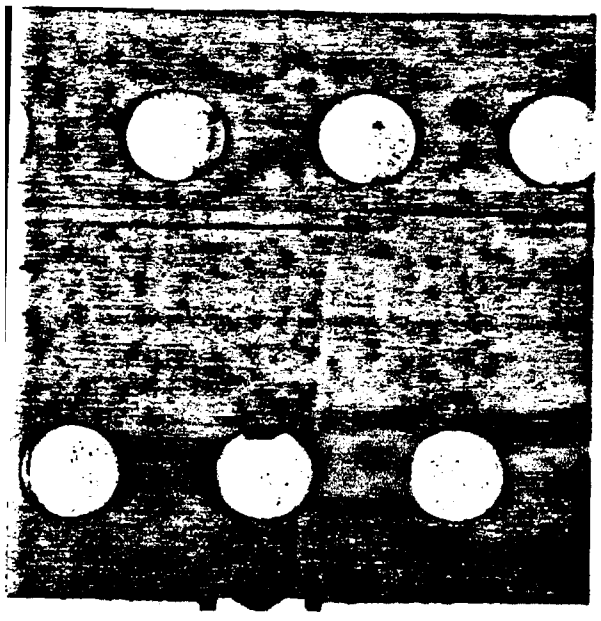
RECEIVED OF _____

FOR _____

BOOK 9682 PG 244

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 83750.00
CON TX 309.88
PRFEE 1.00
WDEED 8.00
TOTAL 318.88
PUTBY 318.88

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05/26/95 01 11:15 0001 4873

0064267
IDENTIF. ↑ REFERENCE

95 MAY 26 AM 11:11

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 914204