BOOK 9747PG605

FILE BOX 45

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 63,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF July, 1995

Notary Public

MY COMMISSION EXPIRES: January 20, 1999
(AFFIX SEAL)

ZANA C. PETTY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY

METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Hervie F. Clemons, Jr.	New Owner	MAP 91-12
(NAME)	(NAME)	
712 Lemont Drive		PARCEL 259
(ADDRESS)	(ADDRESS)	
Nashville, TN 37216-1229		11W-84185
(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, Walter I. Dooley and wife, Yvonne A. Dooley

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Hervie F. Clemons, Jr., unmarried

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 PART of Lot #8, on the Plan of Clifton, as of record in Book 21, page 35, Register's Office for Davidson County, described as follows: BEGINNING on the easterly margin of 40th Avenue, North, formerly Clifton Avenue, at a point 113 feet north of the northerly margin of Delaware Avenue, formerly Correy Street, being the northwest corner of the property conveyed to Karen Marie West, by deed from Richard S. West, Trustee, of record in Book 548, page 103, said Register's Office; thence with the West's northerly line, eastwardly 185 feet to the westerly margin of an alley; thence with said alley northwardly 50.5 feet to the southerly line of the property conveyed to Daisy Hunter by deed from Louella Hamilton, of record in Book 1006, page 127, said Register's Office; thence with Hunter's southerly line, westwardly 185 feet to the easterly margin of 40th Avenue, North; thence with the easterly margin of 40th Avenue North, southwardly 53 feet to the beginning.

BEING the same property conveyed to Walter I. Dooley by deed from Erma Dooley, a widow, of record in Book 5115, Page 343, Register's Office for said County.

00084716
IDENTIF. ↑ REFERENCE

95 AUG -1 PM 1:40
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved (X) property, known as 606 40th Avenue North, Nashville, TN 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 31st day of July 1995

Walter I. Dooley

Yvonne A. Dooley

BOOK 9747 PG 606

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 Walter I. Dooley and wife, Yvonne A. Dooley

the bargainor ~~s~~, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that ~~the~~ they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 31st day of July 1995.

Commission expires January 20, 1999

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_____.

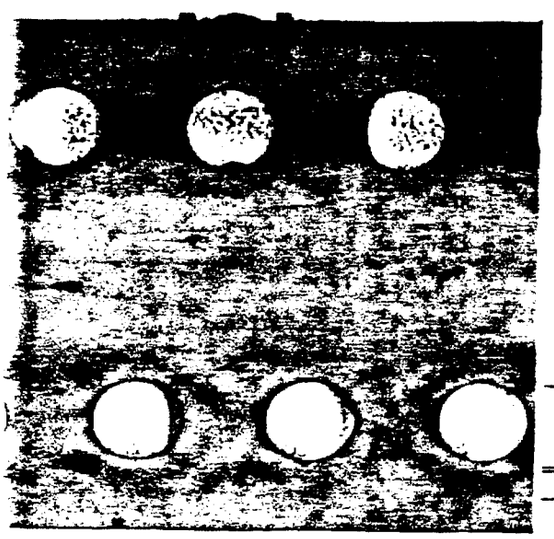
My commission expires _____

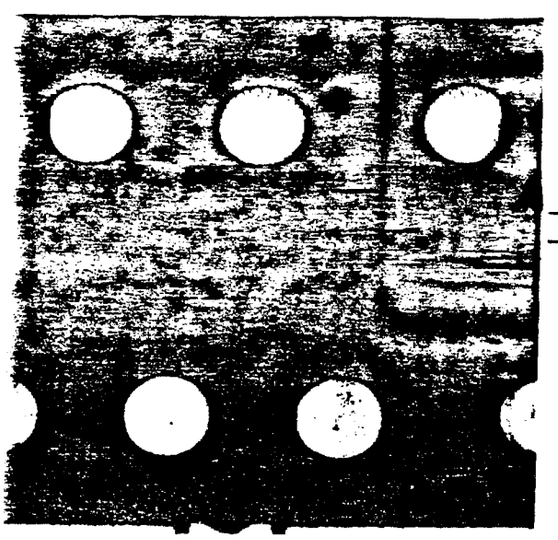
Notary Public

ZANA G PEITY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

7294 08/01 0101 03CHECK

242.10





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

RECEIVED OF _____

FOR _____

BOOK 9747 PG 607

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	63000.00
			CON TX	233.10
			PRFEE	1.00
			MDEED	8.00
			TOTAL	242.10
			CHECK	242.10
08/01/95	01		13:41 0001	7294

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

00847 16
IDENTIF. ← REFERENCE

95 AUG -1 PM 1:40
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 936331