WARRANTY DEED

ELIZABETH J. SMITH NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 1-27-96

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 365,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF August 19 95

Notary Public

MY COMMISSION EXPIRES: January 27, 1996
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Lassiter, Tidwell & Hildebrand, Attorneys at Law, P.O. Box 1369, Brentwood, TN 37024-1369

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William Carl Posey, Jr. (NAME)	(NAME)	
1715 Woodmont Boulevard (ADDRESS)	(ADDRESS)	117-11-045.00
Nashville, TN 37215 (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, Alva T. Harrell and wife, Myra Delores Harrell

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William Carl Posey, Jr. and wife, Debra A. Posey

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, TN, being Lot No. 77 in O.F. Noel's Subdivision of Watkins Grove, Plan not of record, said Lot No. 77 fronting 200 feet on the South side of Woodmont Avenue running back between parallel lines, 155 feet to the northerly line of Lot No. 78 and further described as follows:

Beginning at the southwest corner of the intersection of Woodmont Avenue and Amanda Street, which corner is 900 feet West of the West margin of Belmont Blvd., on the South margin of Woodmont Avenue, running thence westerly with the South margin of Woodmont Avenue 200 feet; thence at right angles southerly 155 feet to the common corners of Lots No. 100, 99, 78 and 77 thence at right angles easterly 200 feet of the West margin of Amanda Street; thence northerly with the West margin of Amanda Street, 155 feet to the beginning.

Being the same property conveyed to Alva T. Harrell and wife, Myra Delores Harrell by deed from Frank M. Garrison, unmarried of record in Book 6750, Page 251, Register's Office for Davidson County, TN.

This description is the same used in the previous deed of record.

Subject to restrictions of record in Book 620, Page 141; Book 736, Page 206, said Register's Office.

3:02 08/16 0101 03CHECK 1359.50

unimproved ( )
This is improved (X) property, known as 1715 Woodmont Boulevard, Nashville, TN 37215
(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 our hand s this 15th day of August 19 95

Alva T. Harrell

Myra Delores Harrell

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Alva T. Harrell, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purpose therein contained, and who further acknowledged that he is the attorney in fact for Myra Delores Harrell and that he is authorized by Myra Delores Harrell to execute this instrument on her behalf.

Witness my hand and seal at Brentwood, TN, this 15th day of August, 1995.

Notary Public

My commission expires 1/27/96

ELIZABETH J. SMITH
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE
My Commission Expires: 1-27-96

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Alva T. Harrell, with whom I am personally acquainted, and who acknowledged that he executed this instrument for the purposes therein contained.

Witness my hand and seal at Brentwood, TN, this 15th day of August, 1995.

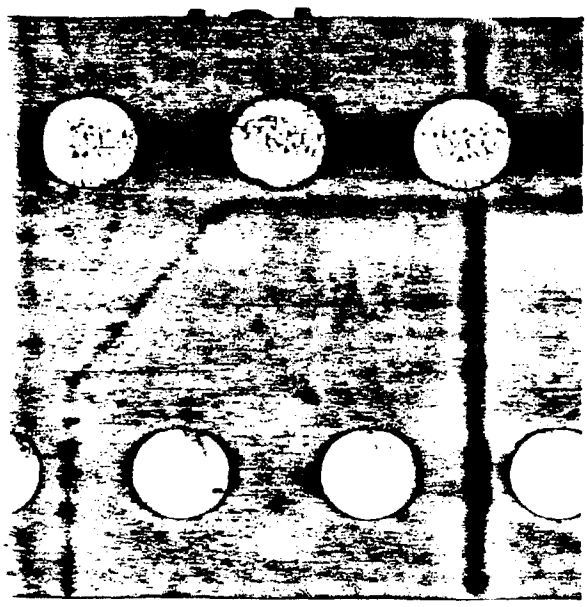
Notary Public

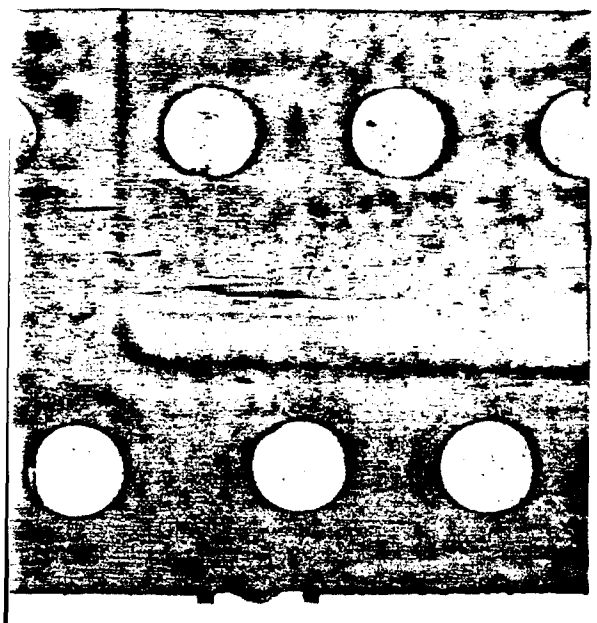
My commission expires 1/27/96

ELIZABETH J. SMITH
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE
My Commission Expires: 1-27-96

0090092
IDENTIF. ← REFERENCE

95 AUG 16 AM 10: 19
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9764 PG 15

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

365000.00

CON TX	1350.50
PRFEE	1.00
WDEED	8.00
TOTAL	1359.50
CHECK	1359.50

08/16/95 01 10:23 0001 3102

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

00090092

IDENTIF. ← REFERENCE

95 AUG 16 AM 10: 20

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 942079