BOOK 9783 PG 1

277

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 25,000.00

X _____
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
29th DAY OF August, 19 95

_____
Notary Public

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

NOTARY PUBLIC LINDA S. HARRIS DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY

Linda S. Harris, Attorney, 5400 Maryland Way, Suite 101, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Clarence E. Graves (NAME)	Century Mortgage Corporation (NAME)	81-16
1010 Warren Street (ADDRESS)	15 Century Blvd., Suite 100 (ADDRESS)	623
Nashville, TN 37208 (CITY) (STATE) (ZIP)	Nashville, TN 37214 (CITY) (STATE) (ZIP)	4W 03780

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, Estate of Ingedia Thomas

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Clarence E. Graves

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 Lot No. 19 on the Plan of Samuel Haslam's Addition to Nashville, as of record in Book 21, page 17, Register's Office for Davidson County, Tennessee. The lots on said plan are not numbered, but said plan shows the dimensions of said lots and the lot in question is called in all the deeds Lot No. 19, and according to said deeds is described as follows:

Beginning on the easterly side of Warren Street 50 feet north of the northerly margin of Haslam Street, being the northwest corner of the property conveyed to Andrew Cole, by deed from the Church of Bethlehem Congregation, of record in Book 404, page 269, said Register's Office; thence with his north line, eastwardly 146 feet to the westerly margin of an alley; thence with the westerly margin of said alleyn northwardly 50 feet to the southeast corner of the property conveyed to John Beal by deed from Byrd Douglas and wife, of record in Book 278, page 254, said Register's Office; thence with his south line westwardly 146 feet to the easterly margin of Warren Street; thence with the easterly margin of said Street, southwardly 50 feet to the beginning.

Being the same property conveyed to Ingedia Thomas by deed from Jesse Anglin and Della Anglin of record in Book 6442, page 194, Register's Office for Davidson County, Tennessee. The said Ingedia Thomas having since died, property vested in the heirs at law of Ingedia Thomas.

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

unimproved ( )
This is improved (X) property, known as 1010 Warren Street, Nashville, TN 37208
(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 29th day of August 19 95

Janet F. Simonton Administrator
Estate of Ingedia Thomas

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 Antoj Demonbreun, Administrator

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 Brentwood _____, Tennessee, this 29th day of August, 19 95.

Commission expires July 27, 1996

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

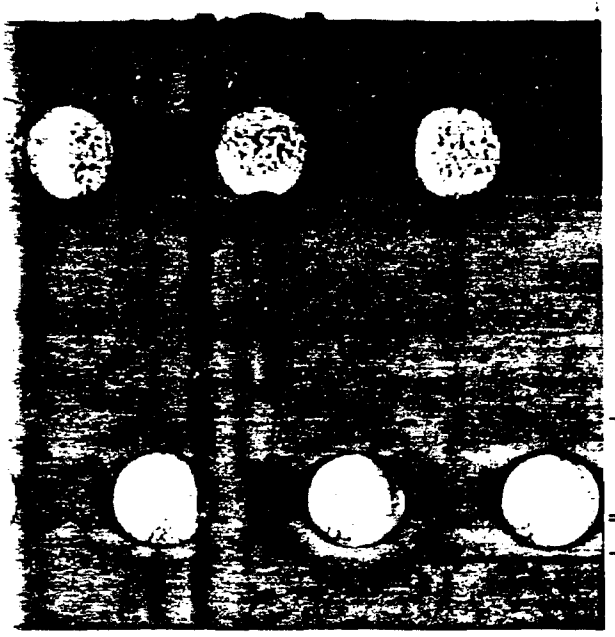
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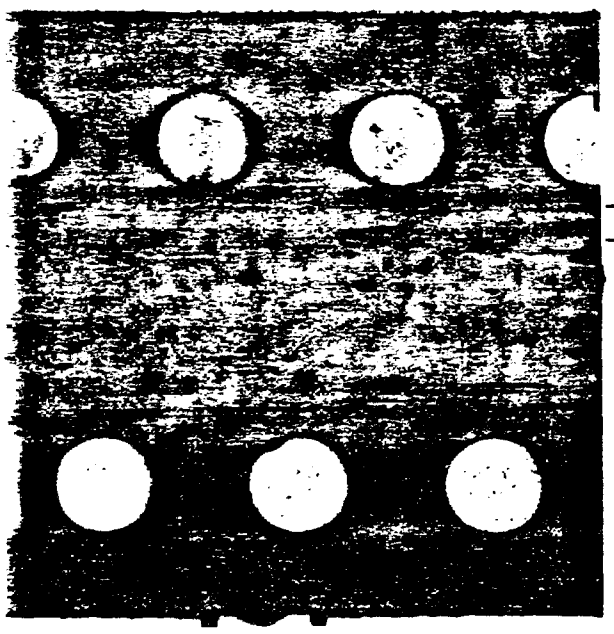
INSTRUMENT REFERENCE

95 SEP -5 AM 8:28

FILED & RECORDED IN THE OFFICE OF THE REGISTER OF DAVIDSON COUNTY, TN.

9832 09/05 0101 03CHECK 101.50





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9783 PG 3

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	25000.00
CON TX	92.50
PRFEE	1.00
WDEED	8.00
TOTAL	101.50
CHECK	101.50

09/05/95 01 08:30 0001 9832

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0096325
IDENTIF. # REFERENCE

95 SEP -5 AM 8:28
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 948736