mail

THIS INSTRUMENT PREPARED BY:

Homer R. Ayers, Attorney At Law
303 Frances Street
P. O. Box 904
Goodlettsville, Tennessee 37070-0904

Warranty Deed

ADDRESS NEW OWNERS:	PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES:	MAP-PARCEL NOS.
Jere Mack Taylor, et ux 701 Joyce Lane Nashville, TN 37216	Same as New Owner	P/O Map 61-2 Parcel 81 Field Book 12DZ 14660

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, JOHN M. DAVIS and wife,LINDA M. DAVIS, hereinafter referred to as the "GRANTORS", have bargained and sold, and by these presents do transfer and convey unto JERE MAC TAYLOR and wife, ELSIE WARD TAYLOR, hereinafter referred to as 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. 1 on the Plan of the Resubdivision of Lot No. 259 on the Plan of Gra-Mar Acres, Section 6, of record in Plat Book 8250, at page 475, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

BEING a part of the same property conveyed to John M. Davis and wife, Linda M. Davis, by Quitclaim Deed from Douglas R. Berry, Trustee, of record in Book 5969, page 158, Register's Office for Davidson County, Tennessee.

This is unimproved property in Davidson County, Tennessee.

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, the GRANTORS, 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 warrant that the same is unencumbered, except as follows:

1. Taxes for the year 1995, which are a lien but not yet due and payable, and which have been prorated between the parties and will be paid, in full, by the GRANTEES, when due.

2. Subject to any and all matters on the Plan of record in Book 8250, page 475, said Register's Office.

And WE, the GRANTORS, 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.

WITNESS our hands on this the 12th day of September, 1995.

"GRANTORS"

John M. Davis
JOHN M. DAVIS

Linda M. Davis
LINDA M. DAVIS

"GRANTEES"

Jere Mac Taylor
JERE MAC TAYLOR

Elsie Ward Taylor
ELSIE WARD TAYLOR

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JOHN M. DAVIS and wife, LINDA M. DAVIS, and JERE MAC TAYLOR and ELSIE WARD TAYLOR, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this the 12th day of September, 1995.

PATSY C. DAVIDSON
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TN
MY COMMISSION EXPIRES:
DECEMBER 6, 1997

Patsy C. Davidson
NOTARY PUBLIC

My Commission Expires

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value, whichever is greater, for this transfer is $13,000.00.

Elsie Ward Taylor
Affiant

Sworn to and subscribed before me, this the 12th day of September, 1995.

PATSY C. DAVIDSON
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TN
MY COMMISSION EXPIRES:
DECEMBER 6, 1997

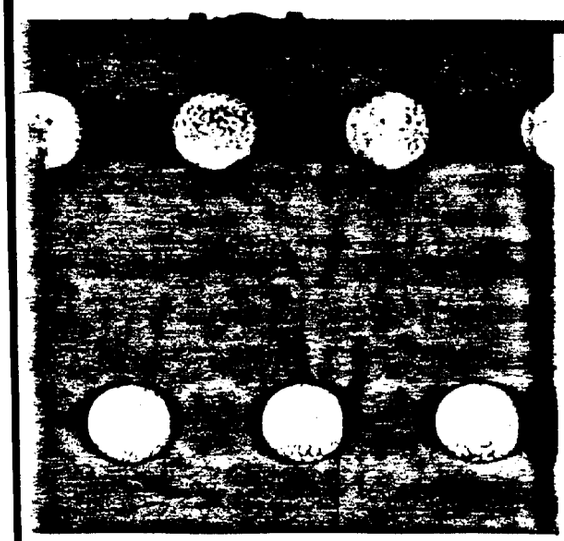
Patsy C. Davidson
NOTARY PUBLIC

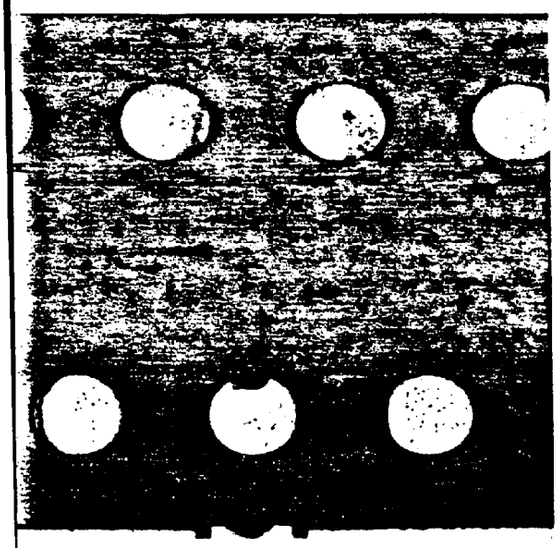
My Commission Expires:

95 SEP 19 AM 8:29
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

0101539
IDENTIF. & REFERENCE

5464 09/19 0101 03CHECK 57.10





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

RECEIVED OF _____

FOR _____

BOOK 9798 PG 476

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 13000.00
CON TX 48.10
PRFEE 1.00
MDEED 8.00
TOTAL 57.10
CHECK 57.10
09/19/95 01 08:29 0001 5464

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0101539
IDENTIF. ↑ REFERENCE

95 SEP 19 AM 8:
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 954309