BOOK 9819 PG 483

0109095

This instrument was prepared by:
Leroy J. Ellis, III, Attorney at Law
306 Gay Street, Suite 200
Nashville, TN 37201
From information furnished by Grantor

← Mail to

WARRANTY DEED

ADDRESS NEW OWNER(S)	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Jerry Wiley and wife. Harriet D. Wiley 933 Elvira Ave. Nashville, TN 37216	Owners	Map 72-6 Parcel 96

FOR AND IN CONSIDERATION of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid by Jerry Wiley and wife, Harriet D. Wiley, and other good and valuable consideration, the receipt of which is hereby acknowledged, we, Joseph M. Doyle, Sara D. Roberts, Lawrence H. Doyle and Kenneth Ray Doyle, the GRANTORS herein, have bargained and sold, and by these presents do transfer and convey unto the said Jerry Wiley and wife, Harriet D. Wiley, the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being the easterly one-half of Lot No. 13 on Map of C.W. Waller's subdivision of the John D. Anderson Home Place, as of record in Book 421, page 35, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 13 fronts 50 feet on the northerly side of Elvira Avenue and runs back 347.02 feet on the easterly line and 353.26 feet, more or less, on the westerly line, to a dead line, measuring 50.4 feet thereon.

Being the same property conveyed to Frances M. Doyle, a widow, by deed from William Don Nix, as of record in Book 4317, page 638, said Register's Office.

The said Frances M. Doyle died on August 11, 1995, intestate and widowed, survived by her children, the said GRANTORS herein, Joseph M. Doyle, Sara D. Roberts, Lawrence H. Doyle and Kenneth Ray Doyle, as her sole heirs at law.

None of the GRANTORS nor any spouse or dependent of any of the GRANTORS has used the above described real property as a principal place of residence since the death of the said Frances M. Doyle except that Kenneth Ray Doyle, who is a divorced person, but no spouse or dependent of his, has used said property as his principal residence.

The legal description used above is the same as in the last deed of record.

This is improved property, known as 931 Elvira Avenue, Nashville, TN 37216.

This conveyance is subject to all visible easements; matters and things shown on plat of record in Book 421, page 35; restrictions of record, if any; and the 1995 real property taxes which shall be prorated between the parties and payment assumed by the Grantees.

To have and to hold the said tract or parcel of lands, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever. And I 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 further covenant and bind ourselves, our heirs and representatives to warrant and forever defend the title to the said land to the said GRANTEE, their heirs and assigns, against the lawful claims of all persons, whomsoever.

Whenever 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 hands this 4th day of October, 1995.

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Joseph M. Doyle

Sara D. Roberts

Lawrence H. Doyle

By Joseph M. Doyle P.O.A.

Kenneth Ray Doyle

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, GWEN ELFERDINK, a Notary Public in and for said County and State, the within named Joseph M. Doyle and Sara D. Roberts, the bargainors, 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 and official seal at Nashville, Tennessee, this 4th day of October, 1995.

NOTARY PUBLIC

My Commission Expires: My Commission Expires MAY 30, 1998

GWEN ELFERDINK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, GWEN ELFERDINK, a Notary Public in and for said County and State, the within named Kenneth Ray Doyle, 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 Nashville, Tennessee, this 4th day of October, 1995.

NOTARY PUBLIC

My Commission Expires: My Commission Expires MAY 30, 1998

GWEN ELFERDINK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

BOOK 9819 PG 485

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, GWEN ELFERINK, a Notary Public in and for said State and County, the within named Joseph M. Doyle, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he, as Attorney-in-Fact for Lawrence H. Doyle, the within named bargainor, executed the within instrument for the purposes therein contained, on behalf of the said Lawrence H. Doyle.

WITNESS my hand and official seal at Nashville, Tennessee, this 4th day of October, 1995.

Gwen Elferink
NOTARY PUBLIC

My Commission Expires: My Commission Expires MAY 30, 1999

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of property (whichever is greater) is $25,200.00.

Jerry D. Wiley

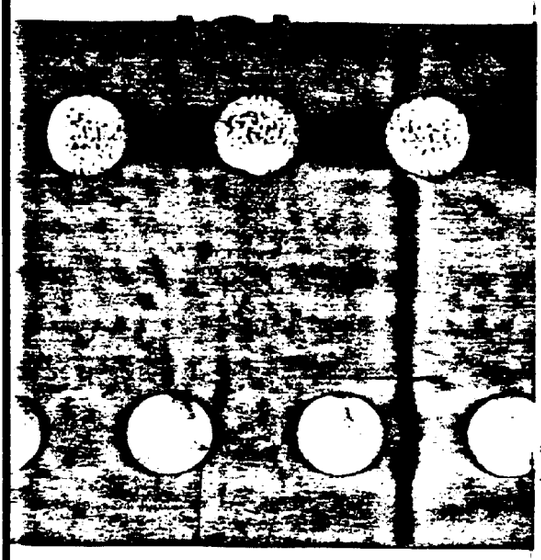
Sworn to and subscribed before me this 4th day of October, 1995.

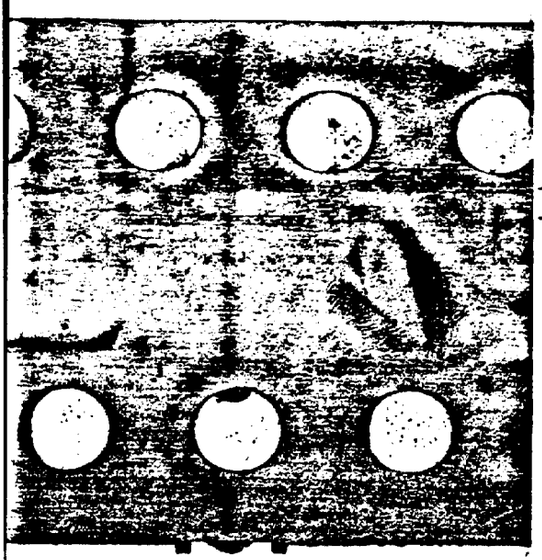
Gwen Elferink
NOTARY PUBLIC

My Commission Expires: My Commission Expires MAY 30, 1999

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ellis\doyle\warranty.dee





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9819 PG 483

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	25200.00
CON TX	93.24
PRFEE	1.00
MDEED	12.00
TOTAL	106.24
CHECK	106.24

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 001 3468

0109095
IDENTIF. ↑ REFERENCE

95 OCT -5 PM 1:36
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 962242