BOOK 9882 PG 975

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 58,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF November 19 95

Notary Public

MY COMMISSION EXPIRES: 5/23/98
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY EDWARD SEDDON, ATTORNEY AT LAW NAUCT-95-2540.

111 W. College Street, Murfreesboro, TN 37130 | 313 E. Main Street Suite 5, Hendersonville, TN 37075 | 1187 Vultee Boulevard, Nashville, TN 37217 | 3 Maryland Farms Suite 110, Brentwood, TN 37027 | 1885-C Ft. Campbell Boulevard, Clarksville, TN 37042

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Steve Bradshaw	Steve Bradshaw	MAP 96-6
(NAME)	(NAME)	
2930 Sinbad Drive	150 Vivrett Lane	
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37214	Mt. Juliet, Tn. 37122	PARCEL 206
(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, The Estate of Nellie Marie Phillips By Hilda Cherry, Executrix

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Steve Bradshaw and wife, Patricia Bradshaw

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. 16 on the Plan of Cloverhill, Section II, as of record in Plat Book 2133, Page 46, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Hershel Y. Vaughn and wife, Nellie Marie Vaughn by Deed from Lonnie L. Wooten and wife, Barbara J. Wooten, of record in Deed Book 4484, Page 443, Register's Office for Davidson County, Tennessee and to Nellie Marie Vaughn by Final Divorce Decree #0065793 Circuit Court Clerks Office for Davidson County, Tennessee. The Said Nellie Marie Vaughn having since died and leaving said property ordered to be sold at absolute auction and stating Hilda Cherry as Executrix, docket No. 94P-943, Probate Court Clerks Office for Davidson County, Tennessee.

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

For the purposes of this transaction Nellie Marie Vaughn, Nellie Marie Phillips Nellie Fann Phillips and Nellie M. Elliott are one and the same person.

unimproved ( )
This is improved (X) property, known as 2930 Sinbad Drive, Nashville, Tennessee 37214
(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 28th day of November 19 95

The Estate of Nellie Marie Phillips
By:
Hilda Cherry, Executrix

Hilda Cherry Executrix

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 9882 PG 976

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Hilda Cherry, Executrix

the bargainor _____ with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 28th day of November 19 95

Commission expires 3/23/98

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

95 DEC -8 AM 8:14
FELIX E. WILSON III REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. REFERENCE

0130219

RETURN TO:
CUMBERLAND TITLE COMPANY

EDWARD SEDDON
ATTORNEY - AT - LAW

☐ 313 E. Main Street, Suite 5
Hendersonville, Tennessee 37075

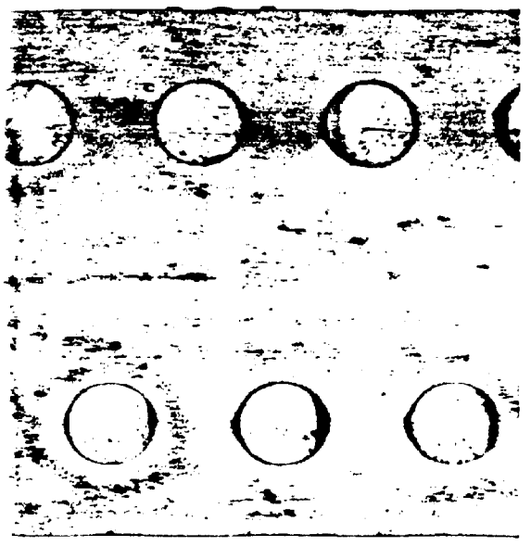
☐ 1885-C Ft. Campbell Boulevard
Clarksville, Tennessee 37042

☒ 1187 Vultee Boulevard
Nashville, Tennessee 37217

☐ 111 W. College Street
Murfreesboro, Tennessee 37130

☐ 3 Maryland Farms, Suite 110
Brentwood, Tennessee 37027

5254 12/08 010 08CHEEK 223.60



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

RECEIVED OF _____

FOR _____

BOOK 9882 PG 977

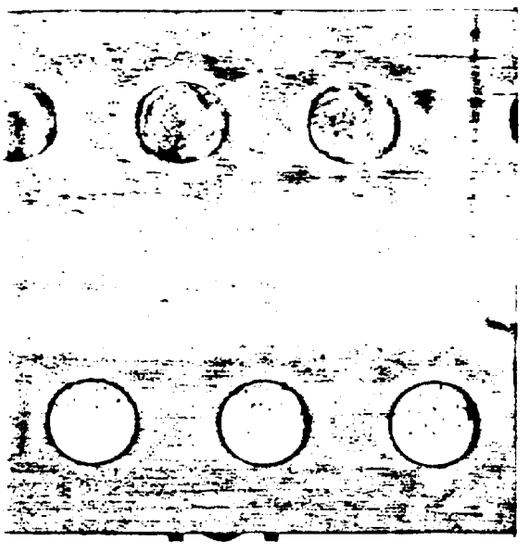
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 58000.00
CDN TX 214.60
PRFEE 1.00
WDEED 8.00
TOTAL 223.60
CHECK 223.60

12/08/95 01 08:18 0001 6254

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0130219
IDENTIF. # REFERENCE

95 DEC -8 AM 8:14
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 984733