43

WARRANTY DEED

BOOK 9950 PG 839

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 5,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF February 19 96

Notary Public

MY COMMISSION EXPIRES: 11-2-96
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

TAYLOR, PHILBIN, PIGUE, MARCHETTI, & BENNETT, One Eleven Union Street, Nashville, TN 37201

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Tim E. Cross	Tim E. Cross	71 15-121
(NAME)	(NAME)	
1310 Meridian Street	1308 Meridian Street	12DA-42616
(ADDRESS)	(ADDRESS)	
Nashville, TN 37207	Nashville, TN 37207	
(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, Earlene M. White, A WIDOW EMW

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Tim E. Cross and wife, Adrian C. Cross

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, Tennessee, being a lot or parcel of land in the 12th, formerly the 17th Civil District of said County described as follows:

BEGINNING on the westerly margin of Meridian Street, at the southeast corner of the property conveyed to John Luther Vance and wife, by deed from Mrs. Eugenia F. Bowie, of record in Book 676, Page 276, Register's Office for said County, being 50.0 feet south of the southerly margin of Eastmoreland Street; thence with the westerly margin of Meridian Street, southwardly 50.0 feet; thence at right angles, westwardly 140.0 feet; thence at right angles, northwardly 50.0 feet to the southwest corner of said Vance property; thence with said Vance's southerly line, eastwardly 140.0 feet to the beginning.

Being the same property conveyed to Theodore R. White and wife, Earlene M. White by deed from Tennessee Housing Development Agency of record in Book 7655, Page 61, Register's Office for Davidson County, Tennessee. The said Theodore R. White having since died.

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

unimproved (X)
is improved ( ) property, known as 1310 Meridian Street, Nashville, TN 37207
(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 9th day of February 19 96

Earlene M. White

STATE OF TENNESSEE

BOOK 9950 PG 840

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Earlene M. White, A Widow EMW dca dca

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 9th day of February 19 96.

Commission expires 5-11-96

Notary Public

DENISE CARLIS NOTARY PUBLIC AT LARGE SUMNER COUNTY TENNESSEE

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 _____

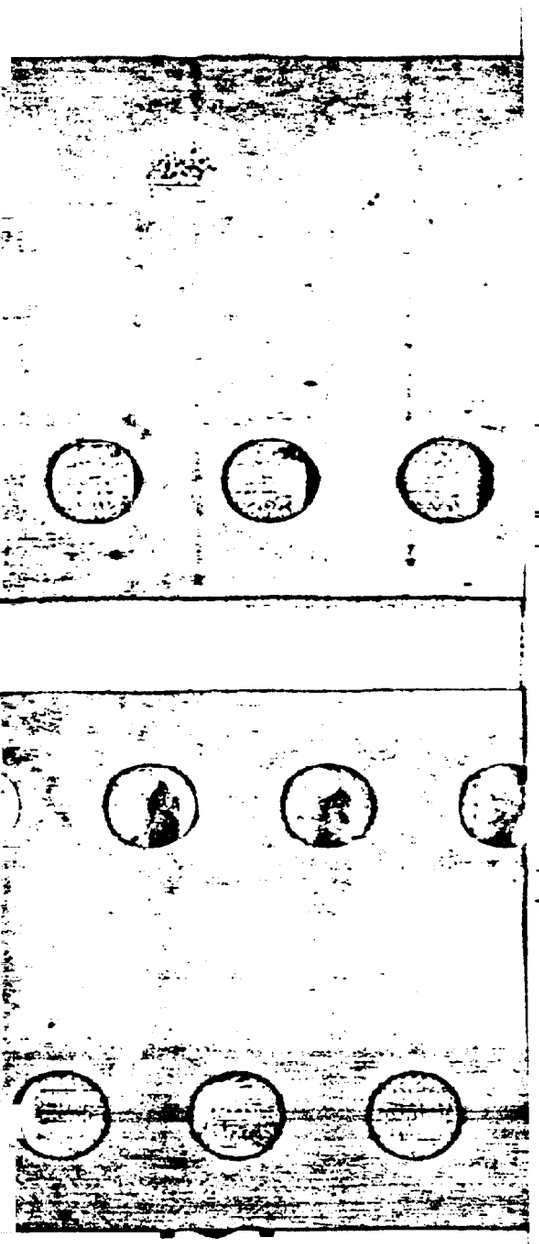
Notary Public

3999 02/16 0101 03CHECK 27.50

IDENTIFICATION REFERENCE

95 FEB 16 PM 3:51

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 9950 PG 841

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 5000.00
CON TX 18.50
RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 1.00
MDEED 8.00
TOTAL 27.50
CHECK 27.50

02/16/96 01 15:54 0001 8999

0151341
IDENTIF. REFERENCE

96 FEB 16 PM 3:51
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1007182