334

100:37 PG 520

STATE OF TENNESSEE 7023-M
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 75,000.00

Robert E. Beaird
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
30th DAY OF April, 19 96

Mark A. Ellmore
Notary Public Mark A. Ellmore, Jr.
MY COMMISSION EXPIRES: 1/20/99

THIS INSTRUMENT WAS PREPARED BY
Mark A. Ellmore, Attorney, 388 Harding Place, Suite C, Nashville, TN 37211

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert E. Beaird	CTX Mortgage Company	118-1-216
(NAME)	(NAME)	
1008 Halcyon Avenue	P. O. Box 19000	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRES)	
Nashville, Tennessee 37204	Dallas, TX 75219-9000	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

For and in 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, Mary Lee Archibald, unmarried

hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Robert E. Beaird, married

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 Lot No. 15 on the plan of Idlewild, of record in Book 161, page 120, Register's Office for said County.

Said Lot No. 15 fronts 50 feet on the northerly margin of Halcyon Avenue and extends back between parallel lines 150 feet to an alley.

BEING the same property conveyed to Robert Lee Archibald and wife, Mary Lee Archibald by deed from Robbie Lee Bowling, a widow who has not yet remarried, filed of record in Book 7494, page 430, Register's Office for Davidson County, Tennessee.

The said Robert Lee Archibald having since deceased.

Mary Lee Archibald and Mary L. Archibald being one and the same person.

THIS conveyance is subject to any and all existing easements, restrictions and building setback lines of record.

This is improved property known as 1008 Halcyon Avenue, Nashville, Tennessee 37204

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 her hand this 30th day of April, 19 96.

Mary Lee Archibald
Mary Lee Archibald

BOOK 10037 PG 521

7023-M

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Mark A. Ellmore, Jr., a Notary Public in and for said County and State, the within named Mary Lee Archibald, unmarried 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 30th day of April, 19 96.

My commission expires 1/20/99

Notary Public Mark A. Ellmore, Jr.

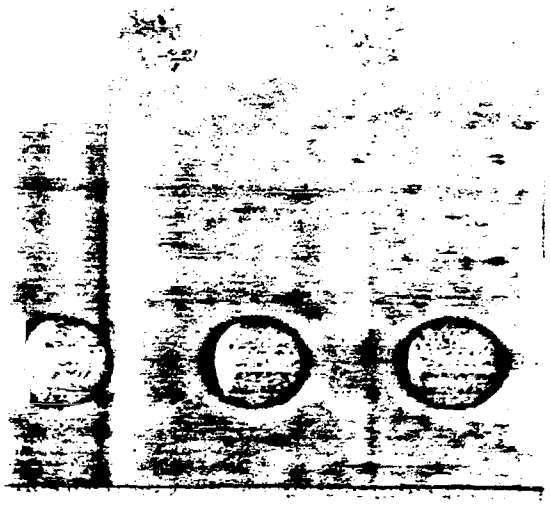
NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

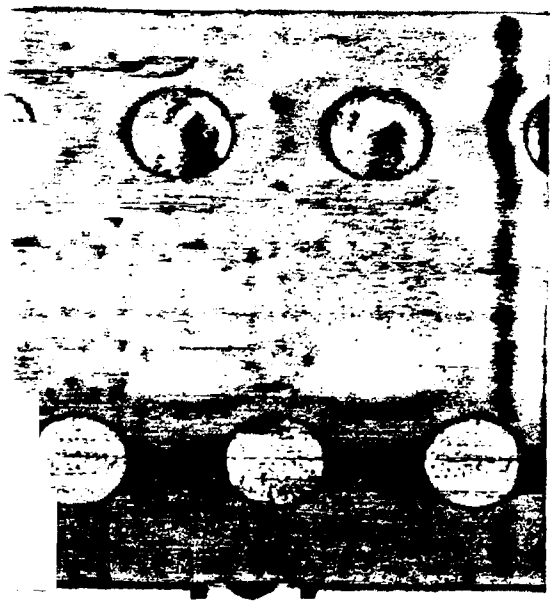
IDENTIF. ↑ REFERENCE

96 MAY -2 PM 3:09

FILED & RECORDED REGISTER
DAVIDSON COUNTY, TN.

286.50 CHECK





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10037 PG 522

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 75000.00	
			CON TX 277.50	
			PRFEE 1.00	
			WDEED 8.00	
			TOTAL 286.50	
			CHECK 286.50	

05/02/96 01 15:12 0001 7419

RECEIPT NOT VALID UNTIL CHECK IS PAID BY BANK

0177944
IDENTIF. # REFERENCE

96 MAY -2 PM 3:09

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1035450