0184658

IDENTIFICATION REFERENCE

10059 PG 558

96 MAY 23 PM 4:13

FELIX P. WILSON II REGISTER
DAVIDSON COUNTY, TN.

This Instrument Prepared By
and Return To:
Leitner, Warner, Moffitt, et. al.
First American Center
Nashville, Tennessee 37238

PICK-UP

New Owner	Send Tax Bills To	Property Address:
Nashville Area Habitat for Humanity, Inc.	Nashville Area Habitat for Humanity, Inc.	1713 14th Avenue North Nashville, TN
1103 Chapel Avenue Nashville, TN 37206	1103 Chapel Avenue Nashville TN 37206	MAP PARCEL NUMBER 81-11-338

WARRANTY DEED

THIS CONVEYANCE, made and entered into as of the ~~22~~ 23rd day of **May, 1996** by and between **Melvin R. Booker, UNMARRIED** , hereinafter referred to as "Grantors", and **Nashville Area Habitat for Humanity, Inc.** , hereinafter referred to as "Grantees".

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said Grantor has bargained and sold and does hereby bargain, sell, convey and confirm unto the said Grantee the following described real estate, situated and being in the County of Davidson, State of Tennessee:

Land in Davidson County, Tennessee, being the southerly 55 feet of Lot No. 282 on the Plan of McGavock, Wetmore and Others' Second Addition to Nashville, called the Addition to the Town of McGavock, as of record in Book 21, page 41, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 282 fronts 55 feet on the westerly side of 14th Avenue, North, formerly Alberta Avenue, and runs back between parallel lines, 170 feet to an alley.

Being the same property conveyed to Melvin R. Booker, UNMARRIED by deed from Sara S. Robin Sir of record in Deed Book 7870 and Page 776, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in anyway appertaining unto the said Grantee, his/her heirs and representatives, successors and assigns in fee simple forever.

The said Grantor does hereby covenant with the Grantee that the Grantor is lawfully seized and possessed in fee simple of the aforedescribed real estate; that the Grantor has a good right to sell and convey the same; that the same is unencumbered except for 1996 real property taxes and that the title and quiet possession thereto Grantors will warrant and forever defend against the lawful claims of all persons.

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 the signature of the Grantor (or caused its corporate name to be signed hereto by and through its proper officers duly authorized so to do) the day and year first above written.

Melvin R. Booker

Melvin R. Booker

STATE OF TENNESSEE
COUNTY OF Davidson)

BK 10059 PG 559

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, **Melvin R. Booker, UNMARRIED**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 22nd 23rd SW day of **May, 1996**.

Notary Public

Commission Expiration: 9/27/97

STATE OF TENNESSEE)
COUNTY OF Davidson)

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is **$6,000.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

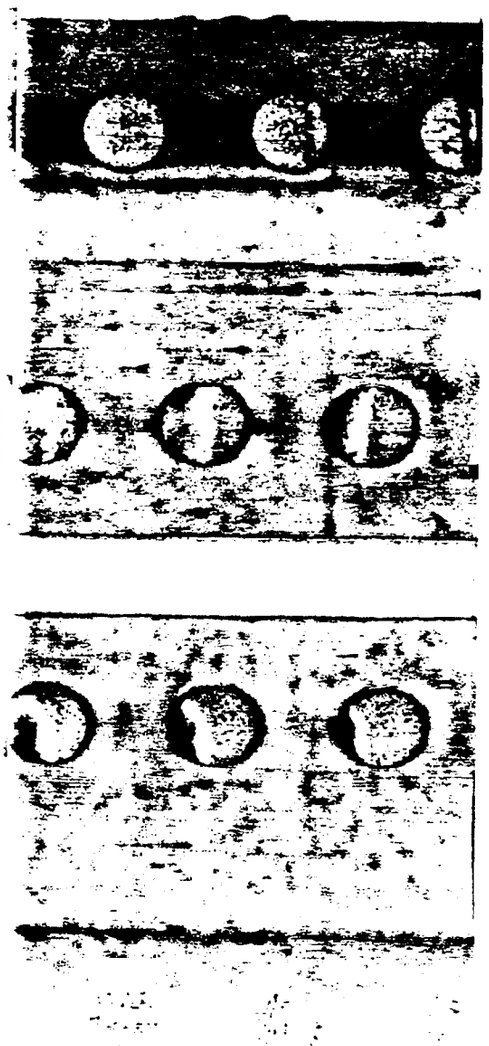
Melvin R. Booker
Affiant

Subscribed and sworn to before me this ~~22nd~~ 23rd SW day of **May, 1996.**

Notary Public
Commission Expiration: 9/27/97

WD-BVEZ.DOC/File No. 96116

4783 05/23 0101 03CHECK 31.20



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10059 PG 560

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 6000.00
CON TX 22.20
PRFEE 1.00
WDEED 8.00
TOTAL 31.20
CHECK 31.20

05/23/96 01 16:18 0001 4783

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0184658
IDENTIF. ↑ REFERENCE

96 MAY 23 PM 4:14
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1042709