58

WARRANTY DEED

BOOK 10075 PG 383

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 96,500.00

x Maurice Holland
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF May 19 96

Notary Public

MY COMMISSION EXPIRES: 11-30-97
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Sidwell & Barrett, P.C., 121 First Ave. Suite 200, Franklin, Tennessee 37064

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Maurice G. Holland (NAME)	Maurice G. Holland (NAME)	MAP 133-5
501 Veritas Street (ADDRESS)	501 Veritas ST (ADDRESS)	PARCEL 50
Nashville, TN 37211 (CITY) (STATE) (ZIP)	Nashville, TN 37211 (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, Wallace R. Clary and wife, Susie H. Clary

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Maurice G. Holland and wife, Rosie L. Holland

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 the easterly 75 feet of Lots 69, 70, and 71 on the Plan of Sunrise Heights Addition of record in Book 421, page 2, Register's Office of said County.

Said parts of said Lots fronts 75 feet on the southerly side of Veritas Street and runs back between lines 158 feet on the easterly side with the westerly margin of Keystone Avenue and 157.5 feet, more or less, on the westerly line to a dead line.

Being the same property conveyed to Wallace R. Clary and wife, Susie H. Clary by deed from Charles R. Tygard, a single person, t/a Old Glory Trading Company, of record in Book 9395, page 828, said Register's Office.

THIS CONVEYANCE IS MADE SUBJECT TO:

Taxes for the year 1996 and subsequent years, a lien, but not yet due and payable.

9697 06/05 0101 03CHECK 366.05

unimproved ( )
This is improved (X) property, known as 501 Veritas Street, Nashville, TN 37211
(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 31st day of May 19 96

Wallace R. Clary

Susie H. Clary

BOOK 10075 PG 384

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Wallace R. Clary and wife, Susie H. Clary

the bargainor s, 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 Franklin, Tennessee, this 31st day of May 19 96

Commission expires 11-30-97

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 _____.

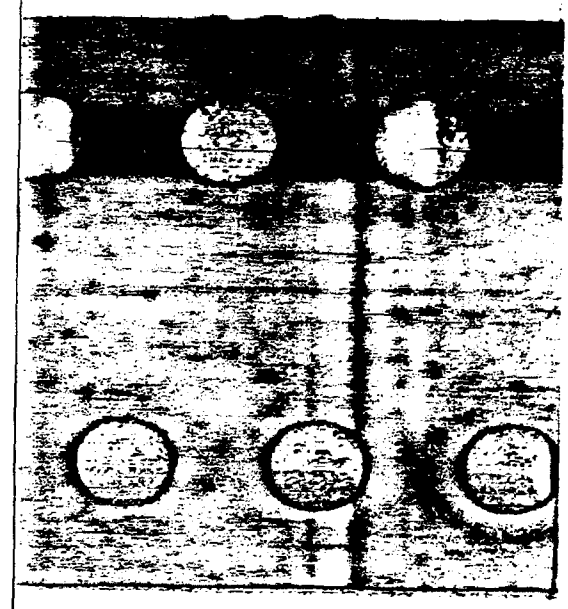
Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

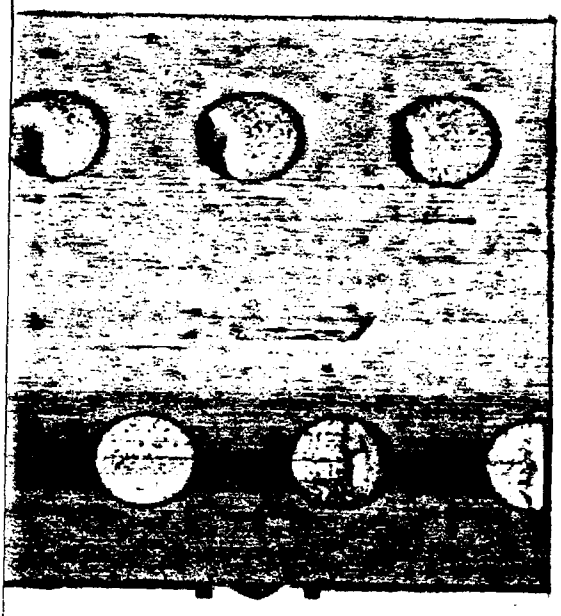
My commission expires _____

Notary Public

0189227
IDENTIF. ↑ REFERENCE

96 JUN -5 AM 11:04
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10075 PG 385

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	96500.00
			CON TX	357.05
			PRFEE	1.00
			WDEED	8.00
			TOTAL	366.05
			CHECK	366.05
06/05/96	01		11:06 0001	9697

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0189227
IDENTIF. ↑ REFERENCE

96 JUN -5 AM 11:04
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1047561