WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 25,300.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF July 19 96

Notary Public

MY COMMISSION EXPIRES: 3/2/97
(AFFIX SEAL)

NOTARY PUBLIC LAINE E. LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Gibson & Gregory, Suite 600, 200 Fourth Ave., N., Nashville, Tennessee 37219

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Metro Government (NAME)	(NAME)	82-4
824 Seymour Avenue (ADDRESS)	(ADDRESS)	294
Nashville, TN 37206 (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, J.T. Murphree and Winifred Murphree, husband and wife

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Metropolitan Government of Nashville and Davidson County, Tennessee

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. 16, Block "A" on the Map of Nashville Trust Company's Subdivision of the A. W. Shryer's Property as of record in Book 843, page 25, Register's Office for said County.

Said Lot No. 16 fronts on the southerly side of Seymour Avenue and runs back 171 1/2 feet on the westerly line and 172 1/4 feet on the easterly line, to a dead line in the rear, measuring 50 feet thereon.

Being the same property conveyed to J. T. Murphree and wife, Winifred Murphree by deed from Robert L. Pryor and wife, Teresa Pryor of record in Book 8295, page 472, and re-recorded in Book 8323, page 68, Register's Office for Davidson County, Tennessee.

96 JUL 29 PM 12:59
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

0208273
IDENTIF. ↑ REFERENCE

unimproved ( )
This is improved (X) property, known as 824 Seymour Avenue, Nashville, TN 37206
(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 26th day of July 19 96

J.T. Murphree

X Winifred Murphree
Winifred Murphree

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named J.T. Murphree

the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 26th day of July 19 96.

Commission expires 11-27-99

Laura Matthews
Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON CO. TN

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

STATE OF ~~TENNESSEE~~ Arizona
COUNTY OF ~~DAVIDSON~~ Maricopa

Personally appeared before me, the undersigned, a Notary Public in and for said, County, and State, the within named Winifred Murphree 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 this 24 day of July, 1996.

X

NOTARY PUBLIC MARICOPA COUNTY ARIZONA

Notary Public

My Commission Expires: 4/08/97

0508 07/29 11:01 03CHECK 8.00