Bx 55

WARRANTY DEED

BOOK 10167 PG 741

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 24,900.00

Thomas Bandy
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF August 19 96

Notary Public

MY COMMISSION EXPIRES: January 25, 1997
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
COMBOS & HIX, P. C., 315 Deaderick Street, Su. 1100, Nashville, TN 37238

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Thomas Bandy	Thomas Bandy	MAP 47
(NAME)	(NAME)	
5550 Old Hickory Boulevard	5550 Old Hickory Blvd.	PARCEL 74
(ADDRESS)	(ADDRESS)	
Nashville, TN 37218	Nashville, TN 37218	
(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, Joel Ray Earwood, Sr., a widower

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Thomas Bandy, a single person

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:

TRACT 1: Land in the 13th, formerly 25th, Civil District of Davidson County, Tennessee, and described according to a survey prepared by Ralph W. C. Lambert, Surveyor, August 30, 1954, as follows:

BEGINNING at an iron pin in the easterly margin of Old Hickroy Blvd. in the intersection of a gravel roadway at the southwesterly corner of the property conveyed to Alvin D. Brigham and wife Maye Brigham, by deed from Seth E. Walker and wife, Ann Walker, of record in Book 1715, page 448, Register's Office for said County; thence with said gravel roadway as follows: North 88 deg. East 55 feet to an iron pin, North 53 deg. 30' East 437 feet to an iron pin; thence North 82 deg. East 100 feet, more or less, to an iron pin; thence North 73 deg. West, passing a 24 inch elm at the margin of said gravel roadway and continuing with a utility line a total of 390 feet to a stake in the easterly margin of Old Hickory Blvd.; thence with the easterly margin of Old Hickory Blvd., South 22 deg. West 403 feet to the point of beginning, and containing 1 1/2 acres, more or less.

Being the same property conveyed to Joel Ray Earwood, Sr. and wife, Madeline Delorse Earwood by deed from Wilbur E. Donald and wife, Dorothy Ann Donald, of record in Book 5729, page 61, Register's Office for Davidson County, Tennessee. The said Madeline Delorse Earwood having since died divesting said property to Joel Ray Earwood, Sr. as the surviving spouse.

The above legal description is the same as used on the prior deed.

This conveyance is subject to 1996 taxes, prorated and assumed by the Grantee; any and all easements located on the property and parties in possession.

unimproved ( )
This is improved (X) property, known as 5550 Old Hickory Boulevard, Nashville, TN 37218
(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 my hand this 23rd day of August 19 96

Joel Ray Earwood Sr.
Joel Ray Earwood, Sr.

BOOK 10167 PG 742

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 Joel Ray Earwood, Sr., a widower

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 23rd day of August 19 96.

Commission expires January 25, 1997

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

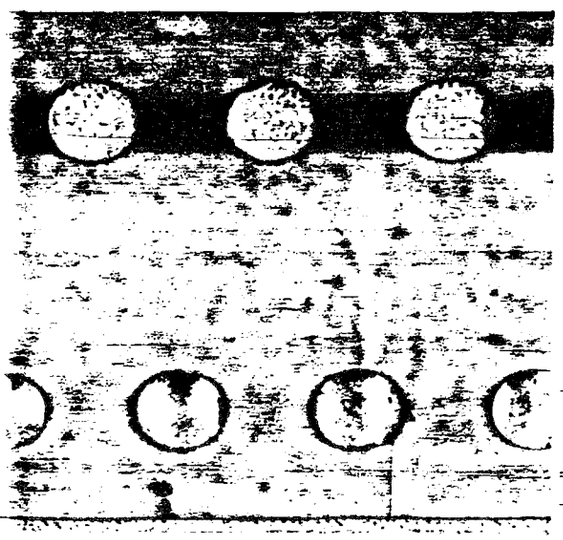
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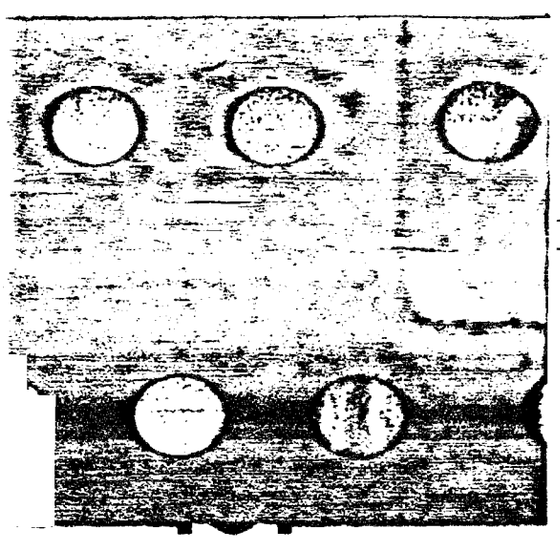
96 AUG 26 PM 1:58

REGISTER
DAVIDSON COUNTY, TN.

0937 08/26 0101 03CHECK

101





OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10167 PG 743

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 24900.00
				CON TX 92.13
				PRFEE 1.00
				WDEED 8.00
				TOTAL 101.13
				CHECK 101.13
08/26/96	01			13:59 0001 0937

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0218243
IDENTIFICATION REFERENCE

96 AUG 26 PM 1:58

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1023481