BOOK 10246 PG 439

2

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 16000.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES: 11/27/99

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

L A Newman & Company, Inc. 478 Craighead St. Rm#104 Nashville, TN 37204

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Sylvia D Wright (NAME)	Same (NAME)	105-3-117
160 East Dr. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	15W 1950
Hensersonville, TN 37075 (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~~ I, Clara W Donnell, widow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Sylvia D Wright

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 # 4 on the plan of N.P.Corbitt's Addition to the South Nashville, as of record in Plan Book 1, Page 41, Chancery Court at Nashville.

Said Lot No.4 fronts 60 feet on the easterly side of Second Avenue South, formerly Market Street, and runs back between parallel lines, parallel with and 120 feet north of the northerly margin of Chestnut, formerly South Franklin Street, 180 feet, more or less, to an alley.

Being the same property conveyed to Clarence Edward Cole, by deed from Bessie E Conwell, of record in Book 5483, Page 448, R.O.D.C., Tennessee, and as devisee under the will of Earl Martin Cole, deceased, of record in Will Book 118, Page 376, Probate Court Clerk's Office for Davidson County, Tennessee.

Being the same property conveyed to Billy C Donnell and wife, Clara W Donnell by Trustee Deed from Robert C Donnell, Substitute Trustee, as of record in Book 8079, Page 896, R.O.D.C., Tennessee, the previously mentioned Billy C Donnell having since been deceased.

Property is being sold "As Is" and this is acknowledged by both parties.

This is unimproved (X) improved ( ) property, known as 1118 (House Number) 2nd Avenue South (Street) Nashville, Tennessee (P. O. Address) 37210 (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 September, 19 96

Clara W. Donnell - Widow

Clara W Donnell, widow

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Clara W Donnell, widow

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 23rd day of September 19 96

Commission expires 11/27/99

Margie Donnell
Notary Public

STATE OF TENNESSEE
Davidson County

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 (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed 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

WARRANTY DEED

FROM
Clara W Donnell, widow

TO
Sylvia D Wright
1118 2nd Avenue South
Nashville, TN 37210

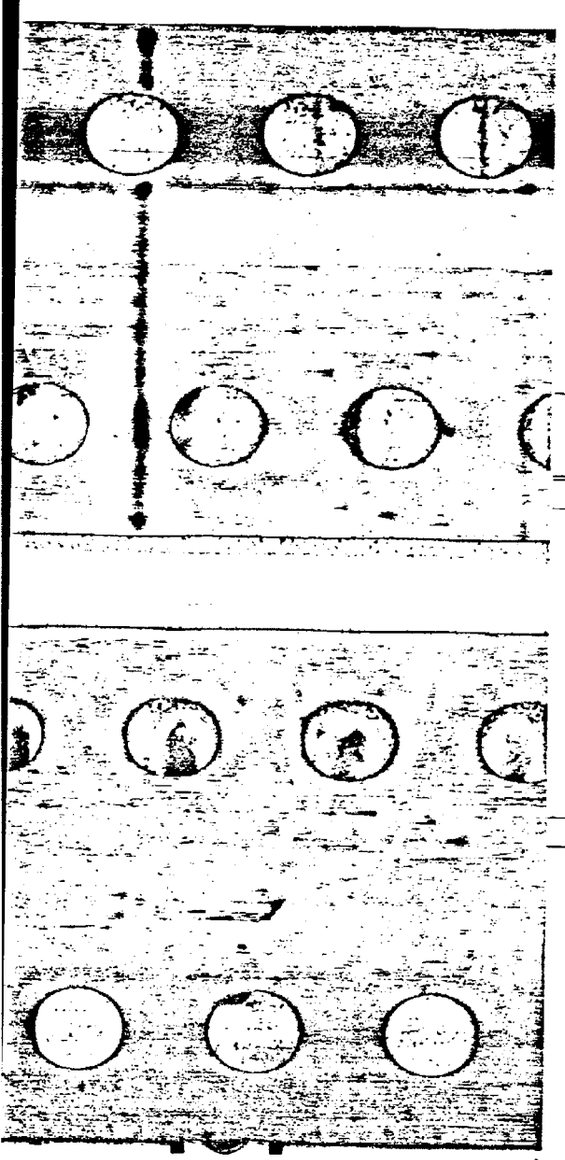
MAIL ENV.

96 NOV -1 PM 2:50
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

0242623
IDENTIF. ↑ REFERENCE

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

7052 11/01 0101 03CHECK 68.20



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

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED
CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE
MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			CAMT	16000.00
			CON TX	59.20
			PRFEE	1.00
			WDEED	8.00
			TOTAL	68.20
			CHECK	68.20
11/01/96	01	14:52	0001	7052

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0242623
IDENTIF. # REFERENCE

96 NOV -1 PM 2:50
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1083990