3

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 10418 PG 244

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 62,500.00

Melvon E. Nance
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF April, 19 97

Notary Public

MY COMMISSION EXPIRES: June 17, 1998
(AFFIX SEAL)

SHEILA M. CORD NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENNESSEE My Commission Expires JUNE 17 1998

THIS INSTRUMENT WAS PREPARED BY
MARY FRANCES RUDY, ATTORNEY AT LAW
4733 Andrew Jackson Pkwy. #1-C, Hermitage, TN 37076
111 W. College Street, Murfreesboro, TN 37130 — 313 E. Main Street Suite 5, Hendersonville, TN 37075 — 1187 Vultee Boulevard, Nashville, TN 37217 — 1885-C Ft. Campbell Boulevard, Clarksville, TN 37042 — 155 Franklin Rd., Suite 150, Brentwood, TN 37027

H-POCU-97-811

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Melvon E. Nance (NAME)	Nashville Post Office Credit (NAME)	MAP 59-11
627 Lane Drive (ADDRESS)	P.O. Box 291233 (ADDRESS)	PARCEL 227
Nashville, Tennessee 37207 (CITY) (STATE) (ZIP)	Nashville, TN 37229 (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, Mattie H. Nance, Unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Melvon E. Nance and wife, Veronica A. Nance

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:

Being Lot No. 551 on the Plan of Haynes Manor, Section Four, as of record in Book 4175, Page 90, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Vernon L. Nance by Quitclaim Deed from Valerie J. Nance of record in Book 7952, page 368, Register's Office for Davidson County, Tennessee. Said Vernon L. Nance having since died vesting said property to Mattie H. Nance.

This conveyance is subject to Restrictive Covenants of record in Deed Book 4378, page 976, Register's Office for said County.

This conveyance is subject to any and all zoning regulation, building restrictions and setback lines, if any, easements and rights-of-way for public utilities.

This conveyance is subject to all matters of record.

97 APR 16 11:08:02
FILED & RECORDED
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE 0294804

unimproved ( )
This is improved (X) property known as 627 Lane Drive, Nashville, Tennessee 37207
(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 3rd day of April, 19 97

Mattie H. Nance

Mattie H. Nance

STATE OF TENNESSEE

BOOK 10418 PG 245

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Mattie H. Nance, Unmarried

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 at Hendersonville, Tennessee, this 3rd day of April, 1998.

Commission expires June 17, 1998

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 _____

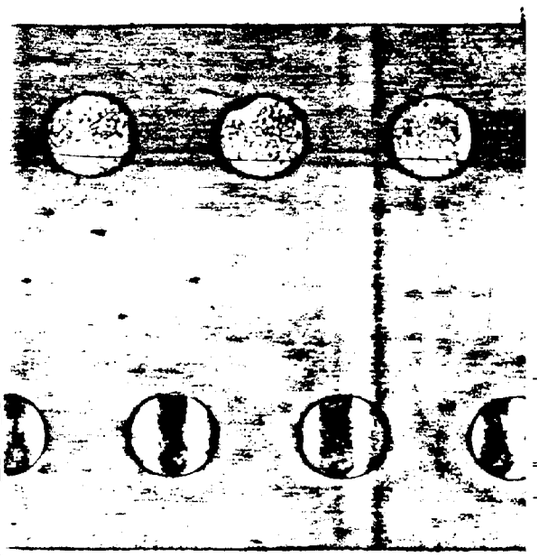
Notary Public

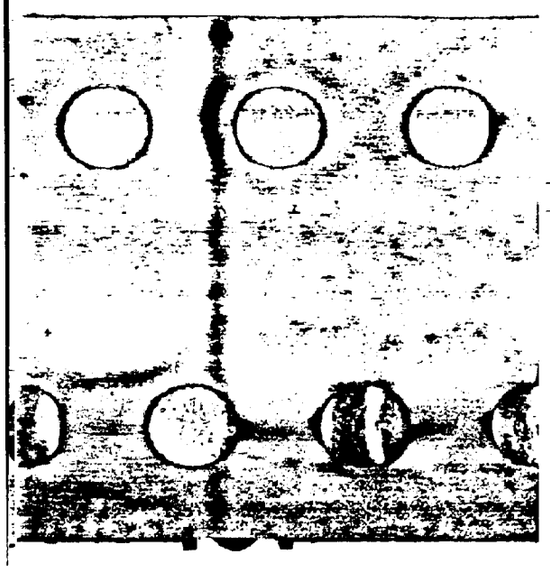
9907 04/16 0101 03CHECK 240.25

MARY FRANCES RUDY
ATTORNEY - AT - LAW

RETURN TO:
CUMBERLAND TITLE COMPANY

- [X] 313 E. Main Street, Suite 5, Hendersonville, Tennessee 37075
- [ ] 1885-C Ft. Campbell Boulevard, Clarksville, Tennessee 37042
- [ ] 4733 Andrew Jackson Pkwy. #1-C, Hermitage, Tennessee 37076
- [ ] 1187 Vultee Boulevard, Nashville, Tennessee 37217
- [ ] 111 W. College Street, Murfreesboro, Tennessee 37130
- [ ] 557 Sam Ridley Pkwy W., Suite A, Smyrna, Tennessee 37167
- [ ] 155 Franklin Road, Suite 150, Brentwood, Tennessee 37027





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10418 PG 246

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	62500.00
CON TX	231.25
PRFEE	1.00
WDEED	8.00
TOTAL	240.25
CHECK	240.25

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04/16/97 01 10:03 0001 9907

0294804 IDENTIF. ↑ REFERENCE

97 APR 16 AM 10: 02

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1139713