18B

OFF REC

BOOK 10503 PG 274

PREPARED BY:
COMMONWEALTH TITLE AGENCY OF NASHVILLE, INC.
333 GALLATIN ROAD SOUTH
MADISON, TN 37115

WARRANTY DEED

THIS INDENTURE is made and entered into this **20th** day of **June, 1997** between MARY LOU CREEK, UNMARRIED, GRANTOR, and CURTIS R. MAPP, UNMARRIED, GRANTEE.

W I T N E S S E T H: That for and in consideration of Ten Dollars ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged, MARY LOU CREEK, UNMARRIED, hereinafter referred to as GRANTOR, does hereby bargain, sell, transfer and convey unto CURTIS R. MAPP, UNMARRIED, hereinafter referred to as GRANTEE, his/her successors, heirs and assigns, certain real estate located in DAVIDSON County, Tennessee, being more particularly described in Exhibit "A", which is attached hereto and incorporated herein by reference, together with all right, title and interest of GRANTOR in and to any easements and rights-of-way adjoining or abutting said real estate and any covenants and other rights appurtenant thereto (the "Property"). This conveyance of the "Property" and all covenants and warranties contained herein, are made expressly subject to the exceptions and other matters set forth in Exhibit "B", which is attached hereto and incorporated herein by reference.

This is improved property known as 1801 LISCHEY AVENUE, NASHVILLE, TN.

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title and interest unto GRANTEE, his/her heirs, successors and assigns forever. The GRANTOR does covenants and agrees with the said GRANTEE that GRANTOR is lawfully seized and possessed of the said real estate and that GRANTOR has a good and lawful right to sell the same. The GRANTOR further covenants that the same is unencumbered except as otherwise set forth in Exhibit "B".

GRANTOR further covenants and binds himself/herself/themselves/itself, his/her successors, heirs and assigns, to warrant and forever defend the title to said GRANTEE, his/her successors, heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS the hand and seal of GRANTOR on the day and year first above written.

Mary Lou Creek
MARY LOU CREEK,
Signature of Seller

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

03119072
IDENTIF. ↑ REFERENCE

97 JUN 24 AM 10:03
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

6626 06/24 0101 03CHECK 120.30

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INDIVIDUAL
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public of said County and State, MARY LOU CREEK, UNMARRIED, the within named bargainors, 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, at office, this **20th** day of **June, 1997.**

Notary Public

My Commission Expires: 5/28/97

DAVIDSON COUNTY DENISE C. ALLIS NOTARY PUBLIC AT LARGE TENN.

Name and Address of Property Owner:

CURTIS R. MAPP

Property Address:

1801 LISCHEY AVENUE
NASHVILLE, TN

Person Responsible for Taxes:

SAME

Map & Parcel #: MAP 71-12, PARCEL 26

AFFIDAVIT OF VALUE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater is **$29,000.00** which amount is equal to, or greater than, the amount which the property, or interest in property transferred, would command at a fair and voluntary sale.

Curtis R. Mapp
Affiant

Sworn to and subscribed before me, a Notary Public, this **20th** day of **June, 1997.**

Notary Public

My Commission Expires: 5/28/2000

DAVIDSON COUNTY DENISE C. ALLIS NOTARY PUBLIC AT LARGE TENN.

RETURN TO:

COMMONWEALTH TITLE AGENCY OF NASHVILLE, INC.
333 GALLATIN ROAD SOUTH
MADISON, TN 37115

EXHIBIT 'A'

Land in Davidson County, Tennessee, being Lot No. 8 on the Plan of Joywood, as of record in Book 974, page 45, Register's Office for said County.

Said Lot No. 8 fronts 50 feet on the easterly side of Lischey Avenue or North Fourth Street, an druns back between parallel lines 150 feet to a dead line.

Being the same property conveyed to GEORGE HERMAN CREEK AND WIFE, MARY LOU CREEK, by Deed from HOME FEDERAL SAVINGS & LOAN ASSN., of record in Book 4044, page 40, Register's Office for Davidson County, Tennessee. GEORGE HERMAN CREEK subsequently died and the property vested by operation of law in his surviving spouse, MARY LOU CREEK, the Grantor herein.

EXHIBIT 'B'

1. All REAL PROPERTY taxes for the year 1997 and subsequent years not yet due and payable (MAP 71-12, PARCEL 26).

2. All matters as set forth on the Plan of record in Plat Book 974, page 45, said Register's Office, including any and all setback lines, easements, notes, restrictions, etc., as may be shown thereon.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN
THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

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

RECEIVED OF _____

FOR _____

BOOK 10503 PG 277

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

MAMT 29000.00
MOR TX 107.30
PRFEE 1.00
TDEED 12.00
TOTAL 120.30
CHECK 120.30

06/24/97 01 10:05 0001 6626

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03190072
IDENTIF. ↑ REFERENCE

97 JUN 24 AM 10:03
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1166458