Lucky 48

BOOK 10593 PG 518

**THIS INSTRUMENT PREPARED BY: CLARK H. TIDWELL, 213 FIFTH AVENUE, NORTH, NASHVILLE, TENNESSEE 37219-1901.**

| **ADDRESS NEW OWNER** | **SEND TAX BILLS TO: MAP & PARCEL NOS.** |
|---|---|
| Martha H. Cooper | Sun Trust Bank, Nashville, NA 117-13 7 |
| 2319 Woodmont Boulevard | 201 Fourth Avenue North |
| Nashville, TN 37215 | Nashville, TN 37244 |

**WARRANTY DEED**

FOR AND IN CONSIDERATION of the sum of Six Hundred Twenty-Five Thousand and 00/100 Dollars ($625,000.00), cash in hand paid by the hereinafter named Grantees, the receipt of which is hereby acknowledged, we, **ANN DOBSON TIDWELL AND JIM SCOTT, AS EXECUTORS OF THE ESTATE OF ANNIE GRIGSBY DOBSON, DECEASED,** with full powers; and **ELISE DOBSON CRESWELL, ANN DOBSON TIDWELL, HOWARD M. DOBSON, JR., and MARY LYNN DOBSON,** as devisees under the Last Will and Testament of Annie Grigsby Dobson, Deceased ("Grantors"), have bargained and sold, and by these presents do transfer and convey unto

**MARTHA H. COOPER** ("Grantees"), her heirs and assigns, the following described property located in Nashville, Davidson County, State of Tennessee, to wit:

> Beginning at a point on the southerly side of Woodmont Avenue 219.8 feet easterly from the southeast corner of Woodmont Avenue and Echo Hill Road, the N.E. corner of Woodmont Avenue, 230 feet to the N.W. corner of Lot No. 16, 309.8 feet to the N.E. corner of Lot No. 13 and 15, 220 feet to the S.E. corner of said Lot No. 14 and 13, 305 feet to the beginning.
>
> Being Lot No. 15 on Block 4 on the plan of Woodmont Estates, as of record in Book 947, page 29, and the same property conveyed to Annie G. Campbell Dobson by deed of record in Book 1132, page 308, from J. E. Chilton and wife, Olivia Greene Chilton and recorded September 29, 1941.
>
> Annie G. Campbell Dobson and Annie Grigsby Dobson are one and the same person.

This legal description is the same description used in the prior deed of record.

This is improved property known as 2319 Woodmont Boulevard, Nashville, Tennessee 37215.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the Grantees, their heirs and assigns, forever; and we do covenant with

the 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, except for taxes for 1997; 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.

IN WITNESS WHEREOF, we have hereunto set our hands on this the 14th day of August, 1997.

STATE OF GEORGIA
COUNTY OF BIBB

Personally appeared before me, a notary public, ELISE DOBSON CRESWELL, with whom I am personally acquainted and who acknowledged that she executed the within instrument for the purposes therein contained.

NOTARY PUBLIC, BIBB COUNTY, GEORGIA — My Commission Expires Feb. 16, 2001

NOTARY

Witness my hand, at office in Macon, Georgia on this the 14th day of August, 1997.

**GRANTORS:**

**THE ESTATE OF ANNIE DOBSON GRIGSBY**

BY: Ann Dobson Tidwell - co-executor
Ann Dobson Tidwell, Co-Executor

BY: Jim Scott Co-Executor
Jim Scott, Co-Executor

Elise Dobson Creswell
ELISE DOBSON CRESWELL

Ann Dobson Tidwell
ANN DOBSON TIDWELL

Marylynn Dobson
MARY LYNN DOBSON

HOWARD M. DOBSON, JR.

* * * * * * * * * * *

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

The actual consideration for this transfer is $ 625,000.00.

AFFIANT

Sworn to and subscribed before me this 29th day of August, 1997.

NOTARY PUBLIC

My Commission Expires: 10/26/98

MICHAEL T. BATES NOTARY PUBLIC AT LARGE WILLIAMSON CO., TENN.

* * * * * * * * * * *

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Personally appeared before me, Linda Gayle Baenes, a Notary Public in and for said County and State, ANN DOBSON TIDWELL CO-EXECUTOR OF THE ESTATE OF ANNIE GRIGSBY DOBSON; ANN DOBSON TIDWELL, HOWARD M. DOBSON, JR. and MARY LYNN DOBSON, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office in Nashville, Tennessee on this the 18th day of August, 1997.

Linda Gayle Baenes
NOTARY PUBLIC

My Commission Expires: 5-23-98

STATE OF TENNESSEE )
COUNTY OF Davidson )

Personally appeared before me, Elizabeth C. Meeks, a Notary Public in and for said County and State, JIM SCOTT, CO-EXECUTOR OF THE ESTATE OF ANNIE GRIGSBY DOBSON, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office in Brentwood, Tennessee on this the 19th day of August, 1997.

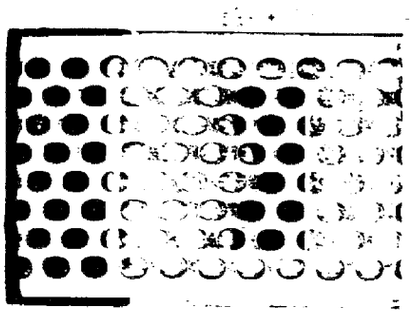
Elizabeth C. Meeks
NOTARY PUBLIC

My Commission Expires: 3-27-99

4224 09/03 0101 03CHECK 2325.50

0344408
IDENTIFICATION REFERENCE

97 SEP -3 PM 2:28



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

RECEIVED OF _____

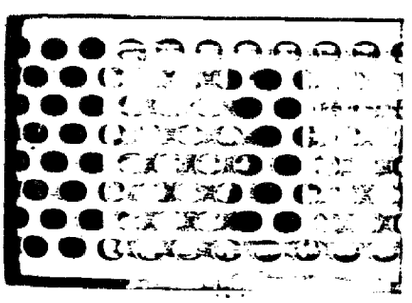
FOR _____

BOOK 10593 PG 521

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|
| | | | CHRT | 625000.00 |
| | | | CON TX | 2312.50 |
| | | | PRFEE | 1.00 |
| | | | WDEED | 12.00 |
| | | | TOTAL | 2325.50 |
| | | | CHECK | 2325.50 |
| 09/03/97 | 01 | | 14:27 0001 | 4224 |

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**



0344408
IDENTIF. # REFERENCE

97 SEP -3 PM 2:28

FELIX Z. WILSON, II
REGISTER
DAVIDSON COUNTY, TN

**No.** 1193704