BOOK 10729 PG 962

WARRANTY DEED

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$7,500.00**

x Mary Steele
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF DECEMBER 1997.

NOTARY PUBLIC

MY COMMISSION EXPIRES: October 26, 1998

THIS INSTRUMENT PREPARED BY: Robert B. Young, Attorney
4800 Charlotte Ave.
Nashville, TN 37209

NEW OWNER(S)	SEND TAX BILLS TO:	MAP & PARCEL
Melvin R. Booker	Same	Map 81-11-347
1730 – 14th Ave., N.		2W-24940
Nashville, TN 37208		

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, **MARY STEELE**, A WIDOW, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **MELVIN R. BOOKER**, A SINGLE PERSON, HEREINAFTER CALLED THE GRANTEE, HIS HEIRS AND ASSIGNS, A CERTAIN TRACT OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

LAND in Davidson County, Tennessee, being the southerly 25 feet of Lot No. 286 in McGavock, Wetmore and Others' 2nd Addition to Nashville, called the Addition to the Town of McGavock, as of record in Book 21, Page 41, Register's Office for said County.

SAID part of said Lot No. 286 fronts 25 feet on the westerly side of 14th Avenue North and runs back between parallel lines 170 feet to an alley.

BEING the same property conveyed to Clarence Steele and wife, Mary Steele by deed from Sara Joan Jones of record in Book 7809, Page 924, Register's Office for Davidson County, Tennessee. Clarence Steele having since died.

1731 – 14th Avenue North, Nashville, TN 37209
(House Number) (Street) (City) (State) (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 GRANTEE, his heirs and assigns, forever; and I do covenant with said GRANTEE that I am 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 I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his 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 hands this 19 day of December 1997.

x Mary Steele
MARY STEELE - Seller

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 **Mary Steele**, 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 Nashville, Tennessee, this 19th day of December 1997.

Robert B. Young
NOTARY PUBLIC

ROBERT B. YOUNG NOTARY PUBLIC AT LARGE STATE OF TENN.

My commission expires: September 26, 1998

PICK-UP

97 DEC 22 AM 9:32

0382596

IDENTIFICATION/REFERENCE

97 I 12/22 0101 03CHECK 36.75

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

RECEIVED OF _____

FOR _____

BOOK 10729 PG 964

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	7500.00
CON TX	27.75
PRFEE	1.00
WDEED	8.00
TOTAL	36.75
CHECK	36.75

12/22/97 01 09:31 0001 3917

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0382596
IDENTIFICATION REFERENCE

97 DEC 22 AM 9:32

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1234644