BOOK 10759 PG 865

49

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 72,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
13th DAY OF January 19 98

Notary Public

MY COMMISSION EXPIRES: 1-27-98
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
CASTLEMAN & GREENE, PLLC, 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Avery Compton, Jr. (NAME)	Same as New Owner (NAME)	MAP 83-4
1318 Harwood Drive (ADDRESS)	(ADDRESS)	PARCEL 112
Nashville, TN 37206 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	FB# 15DA 36435

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, Virginia I. Hill Sanford and husband, Thomas R. Sanford

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Avery Compton, Jr. and wife, Pamela J. Compton and Mark Compton

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. 5 on the Plan of Porter Heights Subdivison, Section 5, of record in Book 2083, page 81, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a complete and accurate description of said lot.

BEING the same property conveyed to Virginia I. Hill Sanford by deed from Elizabeth Hill, a widow, retaining a life estate, of record in Book 9884, page 834, Register's Office for Davidson County, Tennessee.

Thomas R. Sanford joins in this conveyance to relinquish any and all right, especially marital rights, which he may have in said property by virtue of his marriage to Virginia I. Hill Sanford.

The said Elizabeth Hill having since died a resident of Davidson County, Tennessee,

98 JAN 16 PM 1:33
REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE
0390823

unimproved ( )
This is improved (X) property, known as 1319 Harwood Drive, Nashville, TN 37206
(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 13th day of January 19 98

Virginia I. Hill Sanford

Thomas R. Sanford

27926 101 CHECK 775.40

DCTN01W 12/88 First Data Systems, Inc. 1-800-626-5427

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 Virginia I. Hill Sanford and husband, Thomas R. Sanford

the bargainor S, 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 and official seal at Goodlettsville, Tennessee, this 13th day of January 19 98.

Commission expires 1-27-99

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

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

RECEIVED OF _____

FOR _____

BOOK 10759 PG 867

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 72000.00	
			CON TX 266.40	
			PRFEE 1.00	
			WDEED 8.00	
			TOTAL 275.40	
			CHECK 275.40	
01/16/98	01	13:40 0001	2795	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0390823
IDENTIF. ↑ REFERENCE

98 JAN 16 PM 1:33

REGISTER
DAVIDSON COUNTY, TN.

No. 124342G