STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 10819 PG 631

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 78,200.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF February, 19 98

Notary Public

MY COMMISSION EXPIRES: 5/16/98
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Wilson & Weiss Title Asso., 7100 Executive Center Dr. #150, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Travis L. McElroy	Same	135-94
(NAME)	(NAME)	
1827 Old Murfreesboro Pike		
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37217		
(CITY) (STATE) (ZIP)	(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, Katherine Moser, widow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Travis L. McElroy, married

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:

Land in the 2nd Civil District of Davidson County, Tennessee, described in part according to a survey made by Z.J. Wilkinson, Surveyor, not dated, as follows:

Beginning at a point in the center of Murfreesboro Pike at the east corner of the property conveyed to Robert H. Crowell and wife, by deed from William W. Moore and wife, as of record in Book 2907, Page 247, Register's Office for said County; thence with said Crowell's southeasterly line south 35 degrees 40' west 205 feet to said Crowell's south corner; thence south 54 degrees 20' east 110 feet, more or less, to P.M. Matlock's northwesterly line; thence with P.M. Matlock's northwesterly line north 35 degrees 40' east 205 feet to the center or Murfreesboro Pike; thence with the center of Murfreesboro Pike north 54 degrees 20' west 110 feet, more or less to the beginning.

Being that same property conveyed to Homer N. Moser and wife, Katherine Moser by deed from William W. Moore and wife, Mildred B. Moore of record in Book 3250, Page 469, said Register's Office. Homer N. Moser having since died leaving Katherine Moser as the surviving tenant by the entirety.

98 MAR -3 PM 2:35

REGISTER'S OFFICE REFERENCE

04 07227

unimproved ( )
This is improved (X) property, known as 1827 Old Murfreesboro Pike, Nashville, Tennessee 37217
(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 2nd day of February, 19 98

Katherine Moser

Katherine Moser

BOOK 10819 PG 632

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Katherine Moser

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 Brentwood, Tennessee, this 2nd day of February 1998.

Commission expires 5/16/98

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

STATE OF TENNESSEE
COUNTY OF

On this, _____ day of _____, 19 ____, personally appeared before me, _____, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is the "attorney-in-fact" of _____ and is authorized by them to execute this instrument on their behalf, as their free act and deed.

Witness my hand, at office, this _____ day of _____, 19 ____

My commission expires _____

Notary Public

0335 03/03 0101 03CHECK 298.14

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10819 PG 633

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

CAPIT 75000.00
CON TX 259.34
PRFEE 1.00
WDEED 6.00
TOTAL 266.34
CHECK 266.34

03/03/98 01 14:34 0001 0035

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

98 MAR -3 PM 2:35

0407227

CLERK'S REFERENCE

No. 1260772