BOOK 10843 PG 905

Box 11

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 5,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF March 19 98

Notary Public

MY COMMISSION EXPIRES: July 24, 1999
(AFFIX SEAL)

My Commission Expires JULY 24, 1999

THIS INSTRUMENT WAS PREPARED BY

Bicentennial Title & Escrow, 1314 Fifth Ave. North, Suite 300, Nashville, Tennessee 37208-2726

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nathaniel Woodruff (NAME)	Nathaniel Woodruff (NAME)	81-11-107
1750 21st Avenue North (ADDRESS)	~~XXXXX~~ 1748 21st Avenue North (ADDRESS)	
Nashville, Tennessee 37208 (CITY) (STATE) (ZIP)	Nashville, TN 37208 (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, Peggy Campbell, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Nathaniel Woodruff, 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 Davidson County, Tennessee, being part of Lot No. 268 on the Map of J.M., T.J., and G.W. Harding Plan of Lots, as of record in Book 21, page 80, Register's Office for Davidson County, Tennessee, and being the north part of Lot No. 4 on the Map of an unrecorded subdivision of a part of said Lot, described as follow:

7592 03/18 0101 03CHECK 27.50

Beginning at a point in the East margin of 21st Avenue North at a corner of Lots 3 and 4 of said unrecorded plan; thence with line between said lots, easterly 105.9 feet to the west line of Lot No. 1; thence with the line between Lots 1 and 4, southerly 40.5 feet to the northeast corner of the lot that was conveyed to James E. Perry and wife, as of record in Book 1349, page 327, Register's Office, thence with the Perry's north line, westerly 105.9 feet more or less to the east margin of 21st Avenue North; thence with the margin of the same, northerly 44.5 feet to the point of beginning.

Being part of the same property conveyed to Peggy Campbell by deed from Sharonda Dowell, unmarried of record in Book 10600, page 956, said Register's Office for Davidson County, Tennessee.

98 MAR 18 PM 3:14
ELIZ. [illegible] REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. ▲ REFERENCE
04 13845

unimproved (X)
This is improved ( ) property, known as 1750 21st Avenue North, Nashville, Tennessee 37208
(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 9th day of March 19 98

Peggy Campbell

Peggy Campbell

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 Peggy Campbell

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 ARGE, _____, Tennessee, this 9th day of March, 19 98.

Commission expires July 24, 1999

NOTARY PUBLIC DAVIDSON COUNTY TENN.

Notary Public

My Commission Expires JULY 24, 1999

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 10843 PG 907

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 5000.00
CON TX 18.50
PRFEE 1.00
WDEED 8.00
TOTAL 27.50
CHECK 27.50

03/18/98 01 15:13 0001 7592

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

98 MAR 18 PM 3:14

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

0413845
IDENTIF. ← REFERENCE

No. 1267944