BOOK 10872 PG 249	STATE OF TENNESSEE COUNTY OF WILSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $196,000.00. Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3/31/98. Notary Public MY COMMISSION EXPIRES: 11-25-2000 (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney, PC, 1281-G North Mt. Juliet Road, Mt. Juliet, Tennessee 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Betty Forehand & Terry Nutter	Betty Forehand & Terry Nutter	84-1595
104 Blue Hills Court	104 Blue Hills Court	
Nashville, Tennessee 37214 (CITY) (STATE) (ZIP)	Nashville, Tennessee 37214 (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, **WILLIAM A. COX JR. AND WIFE, CATHERINE W. COX**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **BETTY FOREHAND, A SINGLE PERSON , AND TERRY NUTTER, A SINGLE PERSON** , 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: 5739 04/03 0101 03CHECK 734.20

Land in Davidson County, Tennessee, lying in the 3rd Civil District being lot No. 51 on the Plan of Castlewood Estates, Section I, as of record in Book 2331, Page 72 in the Register's Office for Davidson County, Tennessee.

Said lot No. 51 fronts 100 feet on the west side of Blue Hills Court and runs back 242.5 feet on the south line and 236 feet on the north line, to a dead line in the rear on which it measures 100.2 feet.

This is the same property conveyed to the William A. Cox, Jr. and wife, Catherine W. Cox by deed from Allen W. Eatherly and wife, Patsy S. Eatherly by deed dated August 15, 1967 of record in Book 4161, page 934 in the Register's Office for Davidson County, Tennessee.

This is the same description as in previous deed of record.

Included in the above description but excluded from this conveyance is the following described property:

A Triangular shaped piece of land in the 14th Councilmanic District of The Metropolitan Government of Nashville and Davidson County, Tennessee, being the Southwest part of Lot No. 51 on the Plan of Castlewood Estates, Section I, as of record in Book 2331, Page 72, Register's Office for said County, described according to a survey known as State of Tennessee Project 19076-2306-04 Briley Parkway.

Beginning at the rear corner of Lot No. 51 and 52 as shown on said Plan; thence North 5 degrees 26' 24" West 31.2 feet along the rear line of Lot No. 51 to a point on the Easterly margin of Briley Parkway; thence South 29 degrees 44' 19" East 33.0 feet along the Easterly margin of Briley Parkway to a point on the Lot line between Lot No. 51 and 52; thence Westwardly 13.0 feet along the Lot line between Lot No. 51 and 52 to the point of beginning, containing 200 square feet, more or less.

This is the same property conveyed to Metropolitan Government of Nashville and Davidson County, Tennessee from William A. Cox, Jr. and wife, Catherine W. Cox by deed dated February 5, 1968 of record in Book 4211, Page 594 in the Register's Office for Davidson County, Tennessee.

This is the same description as in previous deed of record.

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THIS conveyance is made subject to easements, restrictions, encumbrances and ordinances as they affect the premises.

unimproved ☐

This is improved ☒ property, known as 104 Blue Hills Court, Nashville, TN 37214

(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 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/our hand(s) this 31st day of March, 1998.

William A. Cox Jr.

William A. Cox Jr.

Catherine W. Cox

Catherine W. Cox

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, a Notary Public in and for said County and State, the within named William A. Cox Jr. and wife, Catherine W. Cox, 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 office, this 31st day of March, 1998.

Commission expires: 11-25-2000

Diane Mullen

Notary Public

DIANE MULLEN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

042153 IDENTIF. & REFERENCE

98 APR -3 PM 3:01

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN.

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

RECEIVED OF _____

FOR _____

BOOK 10872 PG 251

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
196000.00
CON TX 725.20
PRFEE 1.00
WDEED 8.00
TOTAL 734.20
CHECK 734.20

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0421533
IDENTIF. & REFERENCE

98 APR -3 PM 3:01

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1275987