This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

File Box 24

ADDRESS NEW OWNER:
Doris M. Sanders
4487 Post Place, #144
Nashville, TN 37205

BOOK 10967 PG 582

SEND TAX BILL:
To Owner

MAP AND PARCEL:
MAP 91-10-0
PARCEL 041
8DA-23100

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, William L. Napier and wife, Darlene W. Napier hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Doris M. Sanders, hereinafter called the Grantee, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> Being Lot No. 90 and the easterly 34 feet of Lot No. 89 on the Plan of the Subdivision of Lots Nos. 39 and 40 in the Division of the B.F.Cockrill Farm, of record in Book 332, Page 41, Register's Office for Davidson County, Tennessee.
>
> SAID Lot 90 and the easterly 34 feet of Lot 89 front together 66 feet on Mackie Street and extend back along the westerly line of said alley to an alley in the rear on which they measure 150 feet.
>
> Being a part of the same property conveyed to William L. Napier and wife, Darlene W. Napier, by Quitclaim Deed from O. B. Hofstetter, Jr., for the purpose of creating a tenancy by the entirety, of record in Book 8845, Page 196, Register's Office for Davidson County, Tennessee. Said property was devised to William L. Napier by Will of record in Will Book 182, Page 597; Probate 93P-13, Probate Court for Davidson County, Tennessee.

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

This Property is conveyed "AS IS, WHERE IS" and is subject to any and all easements of record.

Taxes for 1998 have been pro-rated and assumed by Grantee(s).

This is unimproved property known as 5835 Mackie Street, Nashville, TN 37209.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Doris M. Sanders, her heirs and assigns, forever; and we, William L. Napier and wife, Darlene W. Napier do covenant with the said Grantee that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it; 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 Grantee, her heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 5th day of June, 1998.

BOOK 10967 PG 583

William L. Napier
William L. Napier

Darlene W. Napier
Darlene W. Napier

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named William L. Napier and wife, Darlene W. Napier the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 5th day of June, 1998.

Gene W. Floyd
NOTARY PUBLIC

GENE W. FLOYD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: 1/27/2001

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 87,300.00.

Doris W. Sanders
AFFIANT

Subscribed and sworn to before me this 5th day of June, 1998.

Gene W. Floyd
NOTARY PUBLIC
My Commission Expires: 1/27/2001

GENE W. FLOYD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

98 JUN -8 PM 2:58

ELIK A. ... REGISTER
DAVIDSON COUNTY TN.

IDENTIFICATION REFERENCE

044690

7705 06/08 01:01 03CHECK 36-01

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10967 PG 584

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 7300.00
CON TX 27.01
PRFEE 1.00
WDEED 8.00
TOTAL 36.01
CHECK 36.01

06/08/98 01 15:01 0001 7705

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0447690
IDENTIF. # REFERENCE

98 JUN -8 PM 2:58

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

No. 1303597