47

10968 887

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 53,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
5th DAY OF June 19 98

Notary Public

MY COMMISSION EXPIRES: 11-27-99
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE

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
Allison Dawkins (NAME)	SAME AS NEW OWNER (NAME)	MAP 25
1265 Kenmore Place (ADDRESS)	(ADDRESS)	PARCEL 90
Nashville TN 37216 (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, Rudy Allen Lindsey, Jr. and wife, Mitzi B. Lindsey

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Allison Dawkins and wife, Betty Dawkins

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 10th Civil District of Davidson County, Tennessee, as shown on a survey prepared by Donald R. Carver, Surveyor, dated October 2, 1969.

Beginning at an iron pin in the northerly right-of-way of Old Dickerson Road, said point being 73.4 feet East of the easterly margin of Hitt Lane; thence, North 17 degrees 50 minutes West 290 feet to a point; thence South 72 degrees 10 minutes West 11.2 feet to a point; thence, North 22 degrees 25 minutes West 91 feet to an iron pin; thence North 65 degrees 40 minutes East 355.9 feet to an iron pin; thence South 22 degrees 0 minutes East 347.7 feet to an iron pin in the northerly margin of Old Dickerson Road; thence, along the northerly margin of Old Dickerson Road a westerly direction 384.2 feet to the point of beginning.

Included in the above description but specifically excluded from this conveyance is that property conveyed to Jeffrey A. Rothman, unmarried, by deed from Paul M. Holloway and wife, Shila S. Holloway, of record in Book 7657, page 465, and rerecorded in Book 7658, page 741, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Rudy Allen Lindsey, Jr. and wife, Mitzi Lindsey by deed from Ronald E. Williams and wife, Debra F. Williams, of record in Book 10814, Page 647, Register's Office for said County.

This is unimproved (X) improved ( ) property, known as 815 Old Dickerson Road, Goodlettsville, TN 37072
(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 our hand s this 5th day of June 19 98

Rudy Allen Lindsey, Jr.

Mitzi B. Lindsey

STATE OF TENNESSEE
COUNTY OF DAVIDSON

10968 PG 888

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Rudy Allen Lindsey, Jr. and wife, Mitzi B. Lindsey

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 5th day of June 19 98.

Commission expires 11-27-99

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

0448063

IDENTIFY A REFERENCE

98 JUN -9 PM 12:37

FELIX Z. LANSDEN REGISTER
DAVIDSON COUNTY, TN.

8120 06/09 01:01 03CHECK 205.10

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10968 PG 889

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	53000.00
CON TX	196.10
PRFEE	1.00
WDEED	8.00
TOTAL	205.10
CHECK	205.10

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 06/09/98 01 12:36 0001 8124

0448063
IDENTIF. & REFERENCE
98 JUN -9 PM 12:37
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1304009