Record 1st 5

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

John M. Jordan, Attorney
2209 CRESTMOOR ROAD
NASHVILLE, TN. 37215

BOOK 10973 PG 652

THIS INDENTURE, made and entered into as of the **19th** day of **May, 1998** by and between

CALDWELL WRIGHT and DELORES WRIGHT, HUSBAND AND WIFE ,

hereinafter referred to as Grantor, and

JANICE ADAMS and ELGIN ADAMS, WIFE AND HUSBAND ,

hereinafter referred to as Grantee.

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said Grantor has bargained and sold and does hereby bargain, sell, convey and confirm unto the said Grantee the following described real estate, situated and being in the County of Davidson, State of Tennessee:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 128, ON THE PLAN OF S.A. CHAMPION'S SUBDIVISION, OF RECORD IN BOOK 161, PAGE 132, REGISTER'S OFFICE, FOR SAID COUNTY, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE LEGAL DESCRIPTION.

SUBJECT TO THE MATTERS SHOWN ON THE RECORDED PLAN AND TO THE RESTRICTIONS OF RECORD.

BEING ALL THE SAME PROPERTY CONVEYED TO CALDWELL WRIGHT BY DEED FROM MARY FRANCES PERSON MCCULLOUGH, UNMARRIED OF RECORD IN BOOK 10251 PAGE 355 REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said Grantee, their heirs, successors and assigns in fee simple forever.

The said Grantor does hereby covenant with the Grantee that the Grantor is lawfully seized in fee of the aforedescribed real estate; that the Grantor has a good right to sell and convey the same; that the same is unencumbered except,

SUBJECT TO THE MATTERS SHOWN ON THE RECORDED PLAN AND TO THE RESTRICTIONS OF RECORD.

and that the title and quiet possession thereto Grantor will warrant and forever defend against the lawful claims of all persons.

Whenever 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 the signature of the Grantor (or caused its corporate name to be signed hereto by and through its proper officers duly authorized so to do) the day and year first above written.

Caldwell Wright
CALDWELL WRIGHT

Delores Wright
DELORES WRIGHT

INDIVIDUAL

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

BOOK 10973 PG 653

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, **CALDWELL WRIGHT and DELORES WRIGHT, HUSBAND AND WIFE** the within named 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 instrument for the purposes therein contained.

Witness my hand, at office, this **19th** day of **May, 1998.**

Notary Public

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires JAN 29, 2000

Commission Expiration: _____

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is **$72,000.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Elgin Adams, Jr.

Affiant

Subscribed and sworn to before me this **19th** day of **May, 1998.**

Notary Public

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires JAN 29, 2000

Commission Expiration: _____

98 JUN 11 PM 2:10

DAVIDSON COUNTY

0449412

IDENTIF. & REFERENCE

RETURN TO:	SEND TAX BILLS TO:	PROPERTY ADDRESS:
NASHVILLE ESCROW CO. 2209 CRESTMOOR ROAD NASHVILLE, TN. 37215	JANICE ADAMS ELGIN ADAMS 1608 23RD AVE. NORTH NASHVILLE, TN 37208	1608 23RD AVE. NORTH NASHVILLE, TN 37208 MAP PARCEL NUMBER 81-11-112

9553 06/11 01:01 03 CHECK 275.

WD-MULTI.DOC

File No. 98-680

NASHVILLE ESCROW CO.

Title Co. T.G. No.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10973 PG 654

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	72000.00
CON TX	266.40
PRFEE	1.00
WDEED	8.00
TOTAL	275.40
CHECK	275.40

06/11/98 01 14:09 0001 9553

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0449412

IDENTIF. # REFERENCE

98 JUN 11 PM 2:10

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

No. 1305431