Mail

Prepared by:
Samuel F. Anderson
Attorney at Law
2016 Eighth Avenue South
Nashville, TN 37204

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $29,000.00

Affiant

Subscribed and sworn to before me, this 15th day of July, 1998.

Notary Public

My commission expires 3/24/01

SAMUEL F. ANDERSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

Address of New Owner:	Send Tax Bills to:	Tax Information
ACU I, LLC	Same	Map Parcel
P.O. Box 210349		71-14 289
Nashville, TN 37221		

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, Lillian M. Alsup and Thomas Moore as co-executors of the Estate of John Ryland Moore, hereinafter called the Grantor(s), have bargained and sold, and do hereby transfer and convey unto ACU I, LLC, a Tennessee Limited Liability Company, hereinafter called the Grantee(s) its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 8 of Block "E" on the map of Eastview Subdivision, as record in Book 547, Page 64, Register's Office for Davidson County, Tennessee to which plan reference is made for more complete description.

Being the same property conveyed to John Ryland Moore and wife, Emma Mae Moore by deed from Guy E. Horn Cantrell of record in Book 2703, page 276, Register's Office for Davidson County, Tennessee. Emma Mae Moore predeceased John Ryland Moore and title vested in John Ryland Moore as surviving tenant by the entireties and John Ryland Moore having since died testate designating Lillian Mosakowski (now Lillian M. Alsup) and Thomas Moore as Co-Executors Probate File 78536 Davidson County, Tennessee.

This conveyance is made subject to the following: 1) Evidence of authority of member signing on behalf of a limited liability company 2) Evidence that Emma Mae Moore predeceased John Ryland Moore 3) Death certificate for John Ryland Moore 4) Letters of Testamentary evidencing that Lillian Mosakowski Alsup and Thomas Moore have been appointed Co-Executors of the Estate of John Ryland Moore.

This property is improved property known as 123 Elmhurst Avenue, Nashville, TN 37207.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee(s), their successors and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), their successors 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 15th day of July, 1998

THE ESTATE OF JOHN RYLAND MOORE

BY: Lillian M. Alsup
Lillian M. Alsup, Co-Executor

Thomas Moore, Co-Executor

98 JUL 21 PM 4:17
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE
04651.58

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned authority, a Notary Public in and for said County and State, personally appeared Lillian M. Alsup, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who upon oath acknowledged herself to be the Co-Executor of the Estate of John Ryland Moore, the within bargainor, and that Lillian M. Alsup as such Co-Executor being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the Estate by herself as such Co-Executor.

Witness my hand and official seal at Nashville, Tennessee, this 15th day of July, 1998.

Notary Public

My Commission expires: 3/24/01

SAMUEL F. ANDERSON NOTARY PUBLIC DAVIDSON COUNTY TENNESSEE

STATE OF LOUISIANA
COUNTY OF ST. TAMMANY

Before me, the undersigned authority, a Notary Public in and for said County and State, personally appeared Thomas Moore, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who upon oath acknowledged himself to be the Co-Executor of the Estate of John Ryland Moore, the within bargainor, and that Thomas Moore as such Co-Executor being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the Estate by himself as such Co-Executor.

Witness my hand and official seal at Mandeville, Louisiana, this 16 day of July, 1998.

Notary Public

My Commission expires: at death

ST. TAMMANY

07/21 01:01 03CHECK 118.30

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

RECEIVED OF _____

FOR _____

BOOK 11029 PAGE 591

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 29000.00
CON TX 107.30
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 118.30
CHECK 118.30

07/21/98 01 16:20 0001 6451

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0465158
IDENTIF. ↑ REFERENCE

98 JUL 21 PM 4:17
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1322118