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BERTIE JO WHITAKER NOTARY PUBLIC DAVIDSON COUNTY

47

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 104,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF July 19 98

Bertie J. Whitaker
Notary Public

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

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
Daniel L. Steele, Jr. (NAME)	CTX MORTGAGE COMPANY (NAME)	MAP 61-12
1209 Plymouth Avenue (ADDRESS)	5200 Maryland Way, Suite 108 (ADDRESS)	PARCEL 75
Nashville, Tennessee 37216 (CITY) (STATE) (ZIP)	Brentwood, TN 37027 (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, John H. Morris and wife, Melissa B. Morris

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Daniel L. Steele, Jr., a married man

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:

TRACT I: Being the westerly 30 feet of Lot 49 and all of Lot 50 on the Map showing resubdivision of Eastdale Place of record in Book 974, Page 22, Register's Office for Davidson County, Tennessee, described as follows:

SAID westerly 30 feet of Lot 49 and all of Lot 50 front together 90 feet on the north side of Plymouth Avenue and extend back between parallel lines 180 feet to a dead line.

TRACT II: Being the parcel of land at the back of the property owned by W. C. Shepp and wife, Irma Shepp, in the Re-Subdivision of Eastdale Place, in the 11th Civil District of Davidson County, Tennessee, of record in Book 974, Page 22, Register's Office for Davidson County, Tennessee.

SAID land begins at a point at the northeast corner of the W. C. Shepp and wife, Irma Shepp line, the common northeast corner of the Shepp and Carl E. Woodall Lot: thence North 93.3 feet to a point in Newman Cheek's line; thence West 91.2 feet to a point in said Cheek's line; thence South 108.5 feet to the northwest corner of Lot No. 50; thence Northeast 90 feet to the point of beginning.

Being the same property conveyed to John H. Morris by QuitClaim Deed from Shelly M. Morris, of record in Book 9254, Page 262, Register's Office for said County.

Melissa B. Morris spouse of John H. Morris, joins in this conveyance for the

CONTINUED

unimproved ( )
This is improved (X) property, known as 1209 Plymouth Avenue, Nashville, Tennessee 37216
(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 27th day of July 19 98

John H. Morris
By: Melissa B. Morris
Melissa B. Morris, Attorney-in-fact

Melissa B. Morris
Melissa B. Morris

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Melissa B. Morris the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Goodlettsville, Tennessee, this 27th day of July, 1998.

My Commission Expires: 11-27-99

Bertie Jo Whitaker
Notary Public

BERTIE JO WHITAKER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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, a corporation, and that _____ as such _____ and _____ being authorized to do so, 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 _____, Tennessee on this the _____ day of _____, 199__.

My Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 27th day of July, 1998, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Melissa B. Morris to me known to be the person who executed the foregoing instrument in behalf of John H. Morris, and acknowledged that she executed the same as the free act and deed of the said John H. Morris.

Witness my hand and official seal at Goodlettsville Tennessee, this the 27th day of July, 1998

My Commission Expires: 11-27-99

Bertie Jo Whitaker
Notary Public

BERTIE JO WHITAKER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Continuation of Legal Description

express purpose of relinquishing all marital rights she has in subject property now or in the future.

Melissa B. Morris executes this instrument as Attorney In Fact for John H. Morris pursuant to Power of Attorney recorded simultaneously herewith.

98 JUL 29 PM 2:38
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

37.00 01:01 03CHECK 395.80

IDENTIF. + REFERENCE 046823

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

RECEIVED OF _____

FOR _____

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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
104000.00
CON TX 384.80
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 395.80
CHECK 395.80

07/29/98 01 14:39 0001 9742

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0468237
IDENTIF. ↑ REFERENCE

98 JUL 29 PM 2:38
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1325368