Bk 35

WARRANTY DEED

File No: 00288378

BOOK 11093 PAGE 381

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Charles H. Forrester	owner	Map 83-6
[NAME]	[NAME]	
1623 Franklin Avenue		Parcel 57
[STREET ADDRESS OR ROUTE NUMBER]	[STREET ADDRESS]	
Nashville, TN 37206		
[CITY] [STATE] [ZIP]	[CITY] [STATE] [ZIP]	

FOR AND IN CONSIDERATION of the sum of Ten and 00/100----------($10.00) Dollars, cash in hand paid by Grantee(s) and other good and valuable consideration accepted as cash the receipt and sufficiency of which are hereby acknowledged.

James R. Nolan, Unmarried

have this day bargained and sold, and do hereby transfer and convey unto the said Charles H. Forrester

the Grantees herein, their (successors), heirs and assigns, certain real estate in DAVIDSON County Tennessee, as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

STATE OF Tennessee } The actual consideration or value which ever is greater.
COUNTY OF Williamson } for this transfer is $ ~~185,000.00~~ 155,000.00 WOF CHF by

Subscribed and sworn to before me, this the 31ST day of AUGUST, 19 98

Affiant Charles H. Forrester by Winifred G. Forrester Atty in Fact

Notary Public Linda V. Jones

My Commission Expires 09/08/01 [Affix Seal]

LINDA V. JONES NOTARY PUBLIC AT LARGE TENN. COUNTY

unimproved ( )

This is improved (X) property known as 1623 Franklin Avenue, Nashville
[House Number] [Street] [P.O. Address] [City or Town]

My Commission Expires SEPT. 8, 2001

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenants that we are lawfully seized and possessed of real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, out heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, 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 our hands this 31ST day of AUGUST, 19 98, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

James R Nolan
James R. Nolan

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me Linda V. Jones, a Notary Public in and for said County and State James R. Nolan, Unmarried

the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Williamson COUNTY, Tennessee, this 31ST day of AUGUST, 19 98.

LINDA V. JONES NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

Linda V. Jones Notary Public

Linda V. Jones

Commission expires 09/08/01

STATE OF
COUNTY OF

SEPT 8, 2001

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be _____ of the _____, the within named bargainor, a corporation, and that _____ as such _____ being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by _____ self as _____.

Witness my hand and seal, at office in _____, this _____ day of _____, 19 _____.

_____Notary Public

Commission expires _____

THIS INSTRUMENT WAS PREPARED BY:

JOSEPH B. PITT, JR., ATTORNEY
414 UNION STREET, SUITE 1800
NASHVILLE, TN 37219

WARRANTY DEED

FROM

_____

TO

_____

_____

Compliments of
Chicago Title Insurance Company
First Floor - First American Center
Phone 225-4631
NASHVILLE, TENNESSEE 37238

EHIBIT "A"

BOOK 11093 PAGE 383

Land in Davidson County, Tennessee, being Lot No. 41 on the Plan of Roy F. Williams Subdivision of the Hunter Tract, of record in Plat Book 547, page 13, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to James R. Nolan by deed from Nelle B. Lovell, of record in Book 10331, page 392, Register's Office for Davidson County, Tennessee.

0482661

IDENTIF. & REFERENCE

98 SEP -1 PM 3:21

CLERK & MASTER
DAVIDSON COUNTY, TN.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11093 PAGE 364

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE
CO TX - STATE TAX CONVEY

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			CAMT	
				158000.00
			CON TX	584.60
			PRFEE	1.00
			WDEED	12.00
			CFEE	2.00
			TOTAL	599.60
			CHECK	599.60
09/01/98	01		15:23 0001	5177

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0482661
IDENTIF. # REFERENCE

98 SEP -1 PM 3:21

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1340628