11120

BOOK 11120 PAGE 536

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 72,000.00

Joe M. Chilton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF September 19 98

Notary Public

MY COMMISSION EXPIRES March 23, 2002
(AFFIX SEAL) AT LARGE

DEANIE L. GREGORY NOTARY PUBLIC DAVIDSON COUNTY, TENN. My Commission Expires MAR. 23, 2002

THIS INSTRUMENT WAS PREPARED BY
Deanie L. Gregory, Attorney, 223 Madison Street, S. 10[illegible] Madison, TN 37115

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP/PARCEL NUMBERS
Joe M. Chilton (NAME)	Same as New Owner (NAME)	MAP 61-15
1101 Stratford Avenue (ADDRESS)	(ADDRESS)	PARCEL 322
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, Randle W. Hill, Jr., Administrator CTA OF THE ESTATE OF Nellie M. Hicks, deceased

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Joe M. Chilton and wife, Sue B. Chilton

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 Davidson County, Tennessee, being Lot No. 230 on the Revised Plan of part of Inglewood Place, as of record in Book 421, Page 137, Register's Office for Davidson County, Tennessee.

Said Lot No. 230 fronts 100 feet on the southerly side of Stratford Avenue and extends back between parallel lines 205 feet to a dead line in the rear measuring 100 feet thereon.

Being the same property conveyed to Nellie M. Hicks by Warranty Deed from Randall D. Karnes and wife, Patricia M. Hicks of record in Book 5442, Page 518, Register's Office for Davidson County, Tennessee. The said Nellie M. Hicks having since died on May 20, 1996. By Order of Probate Court for Davidson County, Tennessee at Nashville, Randle W. Hill, Jr., Administrator CTA is authorized to sell subject property. A certified copy of said Order is being recorded simultaneously herewith.

THIS CONVEYANCE IS MADE SUBJECT TO NOTES, EASEMENTS, BUILDING SETBACK LINES, ETC., IF ANY, AS MAY BE SET FORTH ON THE PLAN OF INGLEWOOD PLACE OF RECORD IN BOOK 421, PAGE 137, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

unimproved ( )
This is improved (X) property, known as 1101 Stratford Avenue, Nashville, TN 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 my hand this 18th day of September 19 98

Randle W. Hill, Jr.
Administrator CTA of the Estate of Nellie M. Hicks

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 Randle W. Hill, Jr. Administrator CTA of the Estate of Nellie M. Hicks

the bargainor ____ 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 Madison, Tennessee, this 18th day of September, 98.

Commission expires March 23, 2002

Notary Public

DEANE L. GREGORY
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 23, 2002

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 ____

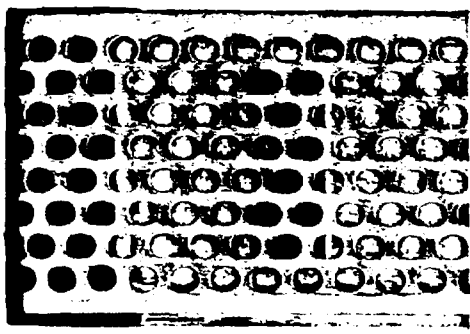
Notary Public

0490268
IDENTIF. ↑ REFERENCE

98 SEP 21 PM 3:43
BILL GARNER II REGISTER
DAVIDSON COUNTY, TN.

MAIL ENV.

3372 09/21 0101 03CHECK 277.4



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

RECEIVED OF _____

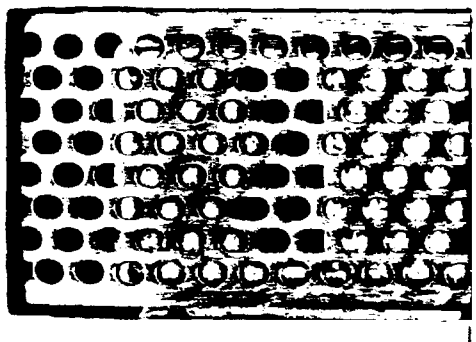
FOR _____

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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
			CHRT	72000.00
			CON TX	266.40
			PRFEE	1.00
			WDEED	8.00
			CFEE	2.00
			TOTAL	277.40
			CHECK	277.40
09/21/98	01	15:43	0001	3372

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0490268
IDENTIF. ↑ REFERENCE

98 SEP 21 PM 3:43
BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

No. 1348731