0502139

IDENTIF. ↑ REFERENCE

This Instrument Prepared by:

GLENN S. MACBETH
ATTORNEY AT LAW
SUITE 12 LINCOLN SQUARE
1535 WEST NORTHFIELD BOULEVARD
MURFREESBORO, TENNESSEE 37129

NAME AND ADDRESS OF NEW OWNERS:

Jozella Temple
P.O. Box 60501
Nashville, TN 37206

98 OCT 21 AM 10:36

JILL GARRETT, REGISTER
DAVIDSON COUNTY, TN.

SEND TAX BILLS TO:
Same

BOOK 11163 PAGE 898

PICK-UP

WARRANTY DEED

(Map Number 61-10; Parcel Numbers 99 and 100)

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid and other good and valuable consideration, the receipt of all of which is hereby acknowledged, we, the undersigned, **THOMAS HAYDEN REASONER** and wife, **MARJORIE R. REASONER a/k/a MARGERY R. REASONER**, have bargained and sold and do hereby transfer and convey unto **JOZELLA TEMPLE, a married person**, her heirs and assigns, forever, that certain property located and situated in Davidson County, Tennessee, and more particularly described as follows:

TRACT 1:
BEING Lot No. 2 on the Map of W.C. Hagan's Resubdivision of Lots Nos. 59, 60, 109, and 110 in Maplewood Heights, as of record in Book 974, page 51, Register's Office for Davidson County, Tennessee.

SAID Lot No. 2 fronts 100 feet on the northerly side of Virginia Avenue and runs back between parallel lines 190 feet to a dead line.

BEING the same property conveyed to Thomas Hayden Reasoner and wife, Marjorie R. Reasoner, by deed from Paul D. Barry and wife, Ethel Mae Barry of record in Book 2095, page 550, Register's Office for Davidson County, Tennessee.

Lot No. 2 is unimproved property.

TRACT 2:
BEING Lot No. 3 on the Map of W.C. Hagan's Resubdivision of Lots Nos. 59, 60, 109, and 110 in Maplewood Heights, as of record in Book 974, page 51, Register's Office for Davidson County, Tennessee.

SAID Lot No. 3 fronts 100 feet on the northerly side of Virginia Avenue and runs back between parallel lines 190 feet to a dead line.

BEING the same property conveyed to Thomas Hayden Reasoner and wife, Marjorie R. Reasoner, by deed from Paul D. Barry and wife, Ethel Mae Barry of record in Book 2095, page 553, Register's Office for Davidson County, Tennessee. Marjorie R. Reasoner and Margery R. Reasoner being one and the same person.

Lot No. 3 is improved property known as 809 Virginia Avenue, Nashville, TN 37216.

THIS CONVEYANCE IS MADE SUBJECT to all matters on the plat of record in Book 974, page 51, said Register's Office, sanitary sewer easement of record in Book 4269, page 163, said Register's Office, restrictive covenants, easements and setback lines that are applicable to the above described property, and of record, and to all zoning and subdivision restrictions of the appropriate governmental body.

TO HAVE AND TO HOLD the said real estate together with all appurtenances, estate, title and interest belonging to the said Grantee, her heirs and assigns, forever.

GRANTORS COVENANT with the said Grantee that Grantors are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered except as noted herein.

GRANTORS FURTHER COVENANT and bind Grantors, their heirs and representatives, to warrant and forever defend the title to said real estate unto the said Grantee, her heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS OUR HANDS AND SIGNATURES on this the 14th day of October, 1998.

Thomas H. Reasoner
THOMAS HAYDEN REASONER

Marjorie R. Reasoner
a/k/a Margery R. Reasoner
MARJORIE R. REASONER

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Thomas Hayden Reasoner and wife, Marjorie R. Reasoner,* with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the foregoing instrument for the purpose therein contained.

*a/k/a Margery R. Reasoner

Witness my hand and official seal at office in Nashville, Tennessee, on this the 14th day of October, 1998.

Glenn S. Macbeth, Notary

My Commission Expires: August 18, 2002

GLENN S. MACBETH NOTARY PUBLIC AT LARGE RUTHERFORD CO. TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I 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 **$68,500.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 14th day of October, 1998.

Glenn S. Macbeth, Notary

My Commission Expires: August 18, 2002

GLENN S. MACBETH NOTARY PUBLIC AT LARGE RUTHERFORD CO. TENN.

5956 10/21 0101 SCHECK 264.45

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

RECEIVED OF _____

FOR _____

BOOK 11163 PAGE 900

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	68500.00
			CON TX	253.45
			PRFEE	1.00
			WDEED	8.00
			CFEE	2.00
			TOTAL	264.45
			CHECK	264.45

10/21/98 01 10:39 0001 5956

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

050139
IDENTIF. # REFERENCE

98 OCT 21 AM 10:36
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

No. 1360959