Box 11

BOOK 11174 PAGE 767

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 35,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF October 19 98

Notary Public

MY COMMISSION EXPIRES: My Commission Expires JULY 24, 1999
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY

Bicentennial Title & Escrow, 1314 Fifth Ave. North, Suite 300, Nashville, Tennessee 37208-2726

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lynn P. Talley	First Tennessee Mortgage Company	81-10-276
(NAME)	(NAME)	
1724 23rd Avenue North	10741 King William Drive	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37208	Dallas, TX 75220	
(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, Rosie Turner and Leslie Turner, both unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Lynn P. Talley, unmarried and Audrey C. Talley, unmarried, joint tenants with the right of survivorship

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. 347, on the Plan of J.M.T.J. and G. W. Hardings's Addition, as of record in Book 21, Page 80, Register's Office for said County.

Said Lot No. 347 fronts 50 feet on the easterly side of 23rd Avenue North, formerly Lealand Street, and runs back between parallel lines 157 feet to an alley.

Being the same property conveyed to Dollie Truner by deed from Clarence L. Preston and wife, Bertha Preston of record in Book 3026, Page 392, Register's Office for said County. The said Dollie Turner a/k/a Dollie Turner Short having since died, leaving Rosie Turner and Leslie Turner as her only next of kin and heirs at law, as disclosed in corrected Affidavit of Heirship recorded in Book 11095, Page 61, in said Register's Office.

0505097

IDENTIF. ▲ REFERENCE

98 OCT 28 PM 3:49

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

9078 10/28 0101 03CHECK 144.20

unimproved ( )
This is improved (X) property, known as 1724 23rd Avenue North, Nashville, TN 37208
(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 23rd day of October 19 98

Rosie Turner

Rosie Turner

Leslie Turner

Leslie Turner

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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 Rosie Turner and Leslie Turner

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville AT ____, Tennessee, this 23rd day of October 19 98 RGE

Commission expires _____

Notary Public

RICHARD MANSON NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF

My Commission Expires JULY 24, 1999

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

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11174 PAGE 769

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 36000.00
CON TX 133.20
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 144.20
CHECK 144.20

10/28/98 01 15:49 0001 9078

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0505097
IDENTIF. ↑ REFERENCE

98 OCT 28 PM 3:49

BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

No. 1364253