22

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 98,300.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 28th DAY OF October 19 98

I. DYKE TATUM

Notary Public

MY COMMISSION EXPIRES: May 27, 2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
TATUM & JONES, ATTORNEYS, 2001 CHARLOTTE AVENUE, SUITE 200, NASHVILLE, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
BILLIE G. JACKSON (NAME)	SAME (NAME)	98-159
5107 GEORGIA AVENUE (ADDRESS)	(ADDRESS)	
NASHVILLE, TN 37209 (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, BESSIE LOUISE POMEROY COX

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO BILLIE G. JACKSON

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 Nos. 1018 and 1020, Block 155, on the Map of PLAN NO. 1 OF WEST NASHVILLE, of record in Book 57, pages 74 and 75, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to KARL D. COX, SR. AND WIFE, LOUISE POMEROY COX, by deed from Augusta Seigrist, A Widow, of record in Book 2043, page 511, Register's Office for DAVIDSON County, Tennessee. SAID parties have since divorced and subject property is vested in BESSIE LOUISE POMEROY COX pursuant to Final Decree, Docket No. 59708, Probate Court of DAVIDSON County, Tennessee.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

This instrument is executed on behalf of BESSIE LOUISE POMEROY COX, by KARL D. COX, JR. and JAMES A. POMEROY, as her Attorneys-in-Fact, pursuant to a Power of Attorney which is being placed of record with this instrument.

SOURCE OF DESCRIPTION: ABOVE REFERENCED DIVORCE DECREE

unimproved ( )
This is improved (X) property, known as 5107 GEORGIA AVENUE, NASHVILLE, TN 37209
(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 28th day of October 19 98

BESSIE LOUISE POMEROY COX Bessie Louise Pomeroy Cox

By: Karl D. Cox Jr.

KARL D. COX, JR., ATTORNEY-IN-FACT Bessie Louise Pomeroy Cox

Attest: James A. Pomeroy

JAMES A. POMEROY, ATTORNEY-IN-FACT

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 KARL D. COX, JR. AND JAMES A. POMEROY, 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 on behalf of BESSIE LOUISE POMEROY COX, as her Attorney-in-Fact, as the free act and deed of the within named BESSIE LOUISE POMEROY COX.

WITNESS my hand and official seal at Nashville, Tennessee, this 28TH day of OCTOBER, 1998.

NOTARY PUBLIC I. DYKE TATUM

MY COMMISSION EXPIRES: 05/27/2001

9266 10/29 0101 03CHECK 374.71

050528

IDENTIF. & REFERENCE

98 OCT 29 AM 9:42

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

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

RECEIVED OF _____

FOR _____

BOOK 11175 PAGE 504

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 98300.00
MOR TX 363.71
ERR CO
MOR TX 363.71-
CON TX 363.71
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 374.71
CHECK 374.71

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 10-29-98 01 0142 0001 9266

0505281
IDENTIF. # REFERENCE

98 OCT 29 AM 9:42
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

No. 1364437