BOOK 11187 PAGE 231

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

John M. Jordan, Attorney
2209 CRESTMOOR ROAD
NASHVILLE, TN. 37215

THIS INDENTURE, made and entered into as of the **29th** day of **October, 1998** by and between

CLARENCE SUMMEY, UNMARRIED, and CHARLES HAMILTON, UNMARRIED ,

hereinafter referred to as Grantor, and

C. MARION MAYFIELD, UNMARRIED ,

hereinafter referred to as Grantee.

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said Grantor has bargained and sold and does hereby bargain, sell, convey and confirm unto the said Grantee the following described real estate, situated and being in the County of Davidson, State of Tennessee:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING THE SOUTH ONE-HALF OF LOT NO. 294 IN MCGAVOCK AND WETMORE'S SECOND ADDITION TO NASHVILLE, CALLED THE ADDITION TO THE TOWN OF MCGAVOCK, OF RECORD IN BOOK 21, PAGE 41, REGISTER'S OFFICE FOR SAID COUNTY.

SAID PART OF LOT FRONTS 50 FEET ON THE EASTERLY SIDE OF 16TH AVENUE NORTH, FORMERLY HEDERSHOTT STREET, AND RUNS BACK BETWEEN PARALLEL LINES 170 FEET TO AN ALLEY.

SUBJECT TO THE MATTERS SHOWN ON THE RECORDED PLAN AND TO THE RESTRICTIONS OF RECORD.

BEING ALL THE SAME PROPERTY CONVEYED TO CLARENCE SUMMEY AND CHARLES HAMILTON, BOTH UNMARRIED BY DEED FROM COMER TUCKER, UNMARRIED OF RECORD IN BOOK 10694 PAGE 459 REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said Grantee, his/her heirs, successors and assigns in fee simple forever.

The said Grantor does hereby covenant with the Grantee that the Grantor is lawfully seized in fee of the aforedescribed real estate; that the Grantor has a good right to sell and convey the same; that the same is unencumbered except,

SUBJECT TO THE MATTERS SHOWN ON THE RECORDED PLAN AND TO THE RESTRICTIONS OF RECORD.

and that the title and quiet possession thereto Grantor will warrant and forever defend 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 the signature of the Grantor (or caused its corporate name to be signed hereto by and through its proper officers duly authorized so to do) the day and year first above written.

CLARENCE SUMMEY

CHARLES HAMILTON

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INDIVIDUAL

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, **CLARENCE SUMMEY, UNMARRIED, and CHARLES HAMILTON, UNMARRIED**, the within named bargainors, 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, at office, this **29th** day of **October, 1998**.

Notary Public

Commission Expiration: _____

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires JAN. 29, 2000

0508132

IDENTIF. & REFERENCE

98 NOV -4 AM 10:42

DAVIDSON COUNTY, TN. REGISTER

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

VALUATION AFFIDAVIT

I, or we, 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 **$64,000.00**, 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 **29th** day of **October, 1998**.

Notary Public

Commission Expiration: _____

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires JAN. 29, 2000

RETURN TO:	SEND TAX BILLS TO:	PROPERTY ADDRESS:
NASHVILLE ESCROW CO. 2209 CRESTMOOR ROAD NASHVILLE, TN. 37215	C. MARION MAYFIELD 1724 16TH AVE NORTH NASHVILLE, TN 37208	1724 16TH AVE NORTH NASHVILLE, TN 37208 MAP PARCEL NUMBER 81-11-321

2346 11/04 0101 03CHECK 247.80

WD-MULTI.DOC
File No. 98-1377

NASHVILLE ESCROW CO.
Title Co. T.G. No.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____ BOOK 11187 PAGE 233

FOR _____

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 64000.00
CON TX 236.80
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 247.80
CHECK 247.80

11/04/98 01 10:57 0001 2346

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

98 NOV -4 AM 10:42

REGISTER
DAVIDSON COUNTY, TN

0508132
IDENTIF. ✦ REFERENCE.

No. 1367487