22

BOOK 11261 PAGE 346

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 29,100.00
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
18th DAY OF December, 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
TRACY NEAL MCCARLEY	SAME	91-8-98
(NAME)	(NAME)	
906 BOSCOBEL STREET		12W-06956
(ADDRESS)	(ADDRESS)	
NASHVILLE, TN 37206		
(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, B. B. DOUBLEDAY, JR.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO TRACY NEAL MCCARLEY

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. 68, on the Plan of L. H. DAVIS' SUBDIVISION of Lot No. 41, on the Plan of CLIFTON, of record in Book 57, page 100, Register's Office for DAVIDSON County, Tennessee.

SAID Lot No. 68 fronts 50 feet on the westerly margin of 42nd Avenue North, formerly Woodard Avenue, and extends back between parallel lines, 150 feet to an alley.

BEING the same property conveyed to B. B. DOUBLEDAY, JR., by deeds from Floye C. Christman, Charles E. Williams, and Nathaniel G. Williams, Sr., Tenants-In-Common, of record in Book 9359, page 477 and from the Estate of Minnie Lou Christman, Deceased, of record in Book 9359, page 484, Register's Office for DAVIDSON County, Tennessee.

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

B. B. Doubleday, Jr., a married man, has filed an election of homestead setting aside property as his homestead; said election being of record in Book 3837, page 247, Register's Office for DAVIDSON County, Tennessee.

*** CONTINUED ***

unimproved ( )
This is improved (X) property, known as 1031 42ND AVENUE NORTH, 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 my hand this 18th day of December, 19 98

B. B. DOUBLEDAY, JR.

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 B. B. DOUBLEDAY, JR.

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 NASHVILLE, Tennessee, this 18th day of December, 19 98.

Commission expires May 27, 2001

I. DYKE TATUM
Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public in 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

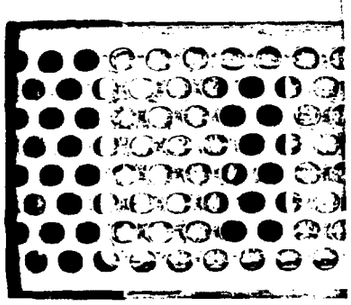
***** CONTINUATION**

SOURCE OF DESCRIPTION: DESCRIPTION OF PREVIOUS DEEDS OF RECORD

0527662
IDENTIF. & REFERENCE

98 DEC 21 PM 1:17
REGISTER
DAVIDSON COUNTY, TN.

3096 12/21 0101 03CHECK 118.67



OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 11261 PAGE 348

RECEIVED OF _____

FOR _____

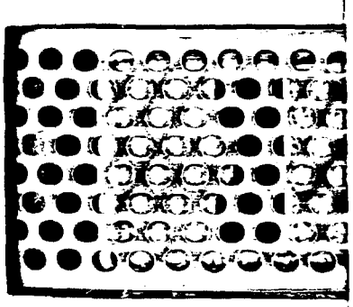
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

~~CAMT~~	~~29100.00~~
CON TX	107.67
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	118.67
CHECK	118.67

12/21/98 01 13:16 0001 3096

0527662
IDENTIF. & REFERENCE

98 DEC 21 PM 1:17
REGISTER
DAVIDSON CO., TN.



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1402535