0558327

IDENTIFICATION REFERENCE

99 MAR -8 PM 4:01

REGISTER

MAIL ENV.

THIS INSTRUMENT PREPARED BY:
Eva M. Lemeh
Lemeh & Associates
2123 Belcourt Avenue
Suite 104
Nashville, TN 37212

WARRANTY DEED

ADDRESS OF NEW OWNER(S):	SEND TAX BILL TO:	MAP & PARCEL NO.
Billie Byrd **Louise Presley** **1515 10th Avenue North** **Nashville, Tennessee 37208**	***Same***	**81-12-289**

BOOK 11374 PG. 660

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $20,000.00

Affiant

Subscribed to and sworn before me this 5th day of March, 1999.

Notary Public

My Commission Expires: March 25, 2000

FOR AND IN CONSIDERATION of the sum of Twenty Thousand Dollars ($20,000.00), and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, THE HEIRS AT LAW OF MATTIE LEE LYTLE (the "Grantor"), have this day bargained and sold, and do hereby transfer and convey unto BILIE BYRD and LOUISE PRESLEY (the "Grantees"), their heirs, legal representatives, successors and assigns, certain real estate in Davidson County, Tennessee, as follows:

> Land in Davidson County, Tennessee, being Lot No. 258 on the Map of McGavock, Wetmore & Others' Addition to Nashville, as of record in Book 21, page 23.
>
> Said Lot fronts 50 feet on the westerly side of 10th Avenue North and runs back between parallel lines, 150 feet to an alley.
>
> Being the same property conveyed to Mattie Lee Lytle by deed from Fallie E. Joines and wife, Wilma Sue Joines of record in Book 3908, page 589, Register's Office for said County. The said Mattie Lee Lytle having since died.

This is improved real property known as 1515 10th Avenue North, Nashville, TN 37208. This was not the principal place of residence of the only heir of Mattie Lee Lytle, Mary N. Greenlee.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belongs, to the Grantees, their heirs, legal representatives, successors and assigns forever. The Grantor covenants with the said Grantees that she is lawfully seized and possessed of said real estate in fee simple, has good right to convey it, and that the same is subject to such limitations, restrictions and encumbrances as may affect the premises.

The Grantor further covenants and binds herself, her representatives, successors and assigns, to warrant and forever defend the title to said real estate to said Grantees, their heirs, legal representatives, successors and assigns, 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 gender.

Witness my hand this 5th day of March, 1999.

THE HEIRS AT LAW OF MATTIE LEE LYTLE

Mary N. Greenlee

MARY N. GREENLEE

BOOK 11374 PG. 601

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Mary N. Greenlee, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office in Nashville, Davidson County, Tennessee, this 5th day of March, 1999.

Notary Public

My Commission Expires: March 25, 2002

)

00-58 85.00 KDEH3G0 FOTO 03/03 02CHECK 4175

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11374 PG. 602

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

0558327

IDENTIFICATION & REFERENCE

99 MAR -8 PM 4:01

RECEIVED AND RECORDED IN THE OFFICE OF THE REGISTER OF DAVIDSON COUNTY, TENNESSEE

CAMT	20000.00
CON TX	74.00
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	85.00
CHECK	85.00

03/08/99 01 16:00 0001 5674

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1434833