BOOK 11431 PG. 745
BOX 44

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $12,000.00.

Ellen Jodie Scarlett
Affiant

Subscribed and sworn to before me, this 14th day of April, 1999.

Notary Public

My Commission Expires: 3/29/03

THIS INSTRUMENT PREPARED BY:
Wesley D. Turner
GULLETT, SANFORD, ROBINSON & MARTIN, PLLC
230 Fourth Avenue, North
P. O. Box 198888
Nashville, Tennessee 37219-8888
(615) 244-4994

Address New Owner As Follows:	Send Tax Bills To:	Map-Parcel Number:
Ellen J. Scarlett and husband, Harry D. Scarlett 117 Veebelt Drive Hendersonville, TN 37075	SAME	Map 071-08-0-021 12DZ 05420

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **CLOYD A. ADCOX AND MARTHA A. ADCOX, TRUSTEES OF THE ADCOX FAMILY TRUST**, hereinafter called the Grantors, have bargained and sold, and by these presents does transfer and convey unto **ELLEN J. SCARLETT, and husband, HARRY D. SCARLETT,** hereinafter called the Grantees, there heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being the westerly 50 feet of Lot No. 114 on the Plan of J. B. Haynie's Oriental Addition of Nashville, of record in Book 161, pages 26 and 27, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 114 fronts 50 feet on the southerly side of Queen Street and runs back between parallel lines 140 feet, more or less, to an alley.

Being part of the same property conveyed to Cloyd A. Adcox and wife, Martha Adcox by deed from F. M. Walker and wife, Anna R. Walker, of record in Book 2086, page 497, Register's Office for Davidson County, Tennessee. By Quitclaim Deed of record in Book 9509, page 511, Register's Office for Davidson County, Tennessee, Cloyd A. Adcox and wife, Martha Adcox conveyed subject property to Cloyd A. Adcox and Martha A. Adcox, Trustees of The Adcox Family Trust.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

This conveyance is made subject to:

1. 1999 Metro taxes, a lien but not yet due and payable, which have been prorated and assumed by Grantees. By acceptance of delivery of this instrument, Grantees assume and agree to pay such taxes as and when such become payable and to indemnify and hold harmless Grantors from liability and loss therefrom.

2. Matters shown on the Plan of record in Book 161, pages 26 and 27, Register's Office for said County.

This is improved property known as 308 Queen Street, Nashville, TN 37207.

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 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 further covenant and bind ourselves, our heirs and assigns, 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 person whomsoever.

WITNESS my hand this 14th day of April, 1999.

Cloyd A. Adcox, Trustee
of The Adcox Family Trust

Martha A. Adcox, Trustee
of The Adcox Family Trust

99 APR 14 PM 1:48
BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

05741127
IDENTIFICATION & REFERENCE

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **CLOYD A. ADCOX, TRUSTEE,** with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 14th day of April, 1999.

Notary Public

My Commission Expires: 3/29/03

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **MARTHA A. ADCOX, TRUSTEE,** with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 14th day of April, 1999.

Notary Public

My Commission Expires: 3/29/03

112628.1

407 04/14/99 0101 03CHECK 55.00

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

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

BOOK 11431 PG. 747

05741127

IDENTIF. & REFERENCE

99 APR 14 PM 1:48

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	12000.00
CON TX	4.40
PRFEE	1.00
VOID	
CON TX	4.40-
CON TX	44.40
VDEED	8.00
CFEE	2.00
TOTAL	55.40
CHECK	55.40

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04/14/99 01 13:50 0001 2407

No. 1451381