BOX 10-B

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $76,000.00

Walter H Estes
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20TH DAY OF APRIL, 1999.

Lee A. Cohen
Notary Public

MY COMMISSION EXPIRES: NOVEMBER 27, 1999.

(AFFIX SEAL)

LEE A. COHEN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

BOOK 11441 PG. 23

THIS INSTRUMENT WAS PREPARED BY
COHEN & COHEN, ATTORNEYS AT LAW, 4908 CHARLOTTE AVENUE, NASHVILLE, TN 37209

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
WALTER H. ESTES, ET UX	**SAME**	**91-02-234.00**
(NAME) **651 RIVER ROUGE DRIVE**	(NAME)	
(ADDRESS) **NASHVILLE, TN 37209**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

WARRANTY DEED

FOR AND IN 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, **JAMES T. JONES AND WIFE, JOAN JONES, AND THELMA COOK, UNMARRIED,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **WALTER H. ESTES AND WIFE, SARA J. ESTES** , 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. 17 of Block 9 on the Extension of the Plan of Cherokee Park Subdivision, not of record.

The Plan of Cherokee Park Subdivision showing a part of the westerly part of Block 9 is of record in Book 161, page 75, Register's Office for said County.

Said Lot No. 17 fronts 50 feet on the northerly side of Louisiana Avenue and extends back between parallel lines 150 feet to an alley.

Being the same property conveyed to James T. Jones and wife, Joan Jones by Deed from Thelma Cook of record in Book 2803, page 451, Register's Office for Davidson County, Tennessee, the said grantor reserving a Life Estate therein.

This conveyance is subject to any and all easements, conditions and restrictions which may affect said property in the Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved(X) property, known as **6016 LOUISIANA AVENUE, NASHVILLE, TN 37209**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

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 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 hands this 20TH day of April, 1999.

Thelma Cook
THELMA COOK

James T Jones
JAMES T. JONES

Joan Jones
JOAN JONES

STATE OF TENNESSEE

COUNTY OF DAVIDSON

5233 04/21 0101 03CHECK 292.20

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James T. Jones, Joan Jones and Thelma Cook, the bargainor(s), 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 and official seal at Nashville, Tennessee this 20th day of April, 1999.

Commission expires: November 27, 1999.

LEE A. COHEN
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE

Lee A. Cohen
Notary Public

05767759
RECEIVED FOR REFERENCE
99 APR 21 PM 12:57
REGISTER'S OFFICE
DAVIDSON COUNTY, TN.

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 11441 PG. 25

05767 59

INDEXING REFERENCE

99 APR 21 PM 12:57

RECORDED
DAVIDSON COUNTY, TN.

CAMT	76000.00
CON TX	281.20
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	292.20
CHECK	292.20

04/21/99 01 13:00 0001 5233

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1475183