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OfB

CONSERVATOR'S DEED

ADDRESS OF NEW OWNER: SEND TAX BILL TO: MAP PARCEL NO.:

Edward H. Boyd SAME Map 175
4118 Maxwell Road Parcel 39
Antioch, Tennessee 37013

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FOR AND IN CONSIDERATION of the sum of FIFTY-FIVE THOUSAND and NO/100 ($55,000.00) Dollars, pursuant to the Orders of the Seventh Circuit Court for Davidson County, Tennessee (Probate Division), and for other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, Mary Elizabeth Mosley Gwin, Conservator of the Estate of Jewell Lena Surritt Mosley (a/k/a Jewell S. Mosley, they being one and the same person), but no further or otherwise (herein "Grantor"), and does hereby transfer and convey unto Edward H. Boyd, a single person, his successors, heirs and assigns (herein "Grantee"), all of Jewell Lena Surritt Mosley's right, title and interest in and to that certain real estate in Davidson County, Tennessee, more particularly described as follows:

> Beginning at a nail in a bottle cap on the centerline of Hobson Pike (Old Hickory Blvd.), said nail being 440 feet, more or less, in a westerly direction from an old established fence and property line; thence with a line South 5 degrees, 57 minutes West 417.4 feet to an iron pin; thence with a line North 72 degrees, 30 minutes West 208.7 feet to an iron pin; thence with a line North 5 degrees, 57 minutes East 417.4 feet to a nail in a bottle cap in the center line of Hobson Pike (Old Hickory Blvd.); thence with said centerline South 72 degrees, 30 minutes East 208.7 feet to the point of beginning, and contains 2.0 acres, more or less.
>
> Being the same property conveyed by warranty deed to Clyde R. Mosley and wife, Jewell S. Mosley, from Virginia Eugene Gillespie of record at Deed Book 3817, page 15, Registers' Office for Davidson County, Tennessee. Subsequently, Clyde R. Mosley having predeceased Jewell S. Mosley and title having vested in Jewell S. Mosley as surviving tenant by the entireties.

This is improved property, known as 12615 Old Hickory Boulevard, Antioch, Davidson County, Tennessee 37013.

The foregoing conveyance is subject to all encumbrances, easements, restrictive covenants and other matters of public record as may affect the above described property.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

0098 08/13 0101 03CHECK 214.50

The consideration with respect to this conveyance is $55,000.00.

Mary Elizabeth Mosley Gwin
AFFIANT

SUBSCRIBED AND SWORN TO before me this 13th day of August, 1999.

Mary Bennett
NOTARY PUBLIC

My Commission Expires: 1-27-2001

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Edward H. Boyd, his successors, heirs and assigns forever. Grantor, solely in her fiduciary capacity, but no further or otherwise, covenants that Grantor is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for: i.) 1999 real property taxes which have been assumed by the Grantee; and ii.) as otherwise expressly set out herein.

Grantor does further covenant and bind herself, her successors and assigns to warrant and forever defend the title to said real estate to the said Edward H. Boyd, his successors, heirs and assigns, against the lawful claims of all persons claiming by, through or under the said Grantor, but no further or otherwise.

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE TO THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FORM INFORMATION FURNISHED TO THE PREPARER, WHO MAKES NO REPRESENTATION WHATSOEVER OTHER THAN IT HAS BEEN ACCURATELY TRANSCRIBED FROM THE INFORMATION PROVIDED.

WITNESS the hands of the duly authorized Conservator of Jewell Lena Surritt Mosley, this the 13 day of August, 1999.

Mary Elizabeth Mosley Gwin
Mary Elizabeth Mosley Gwin,
Conservator

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Mary Elizabeth Mosley Gwin, with whom I am personally acquainted and who acknowledged herself to be the Conservator of the Estate of Jewell Lena Surritt Mosley, and that she being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the Estate of Jewell Lena Surritt Mosley, as Conservator, but no further or otherwise.

Witness my hand and seal, at office, in Nashville, Tennessee, this the 13th day of August, 1999.

Mary Bennett
NOTARY PUBLIC

My Commission Expires: 1-27-2001

This instrument prepared by:
Paul S. Parker
Dodson, Parker, Dinkins & Behm, P.C.
P. O. Box 198806
Nashville, TN 37219
(615) 254-2291

99 AUG 13 PM 3:54
SILL GARRETT REGISTER
DAVIDSON COUNTY, TN.
IDENTIF. ▲ REFERENCE
0624320

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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

0624320
IDENTIF. ↑ REFERENCE

99 AUG 13 PM 3:54

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	55000.00
CON TX	203.50
PRFEE	1.00
MISC	8.00
CFEE	2.00
TOTAL	214.50
CHECK	214.50

08/13/99 01 15:53 0001 6098

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1506356