TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
James A. Shelton (NAME)	Same as new owner (NAME)	Map 119-1 Par. 169
500 Fessler Lane - E-1 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS) BOOK 4467 PAGE 638	
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in consideration of the sum of $10.00
TEN and no/100----------DOLLARS
cash in hand paid by JAMES A. SHELTON

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we,
OLIVER H. LEE AND WIFE, ALBERTA LEE

hereinafter referred to as the GRANTORS have bargained and sold, and by these presents do transfer and convey unto the said GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit: Being part of Lot No. 199 on the Plan of Overhill City and W. H. Fox's Subdivision of Blocks Nos. 14, 15, 16, 20, 21, 29 and 30, Cumberland Nurseries, as of record in Book 332, page 21, Register's Office for said County, described as follows:
BEGINNING at a point in the easterly margin of Dortch Avenue at the northwest corner of the property conveyed to the State of Tennessee, by deed of record in Book 4367, page 640; thence with said Avenue, north 6° 08' east 20 feet to a point, the northwesterly corner of Lot No. 199 on said plan; thence with the same, south 84° 35' east 150 feet to a point in the westerly margin of an alley; thence with the same, south 6° 08' west 11 feet to the northerly margin of the property conveyed to the State of Tennessee, above referred to; thence with the same, south 80° 53' west 125.9 feet to a point; thence north 6° 08' east 22.2 feet to a point; thence north 83° 45' west 30 feet to the point of beginning.
Being part of the property conveyed to Oliver H. Lee and wife, Alberta Lee, by deed from Lynn Fall Bowden, Jr. and wife, as of record in Book 2443, page 445, said Register's Office.

The hereinabove described property adjoins a controlled access highway and ingress and egress thereto are limited as set out in the deed from Oliver H. Lee and wife, to the State of Tennessee, as of record in Book 4367, page 640.

PREPARED BY
C. H. BRILEY, JR., ATTORNEY
320 UNION STREET
NASHVILLE, TENNESSEE 37219

unimproved ( )
This is improved (X) property, known as 2216 Dortch Avenue, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

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.

Whenever 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 18th day of December, 19 70

Oliver H. Lee
OLIVER H. LEE

Alberta Lee
ALBERTA LEE

STATE OF TENNESSEE
DAVIDSON COUNTY
Rutherford

Personally appeared before me, ____, a Notary Public in and for said County and State, the within named
OLIVER H. LEE AND WIFE, ALBERTA LEE
the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Lavergne, Tennessee, this 18th day of Dec, 19 70

Commission expires Oct 20-1974 Notary Public Hermit G Parker

TENNESSEE TITLE COMPANY

Warranty Deed
G-218610

FROM
Oliver H. Lee, ET UX
TO
James A. Shelton
REGISTER STAMP BELOW

The actual consideration for this transfer or value of property (whichever is greater) is $ 500.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Sworn to and subscribed before me this 18th day of December, 19 70

PUT COUNTY COURT CLERK'S STAMP HERE:

PUT REVENUE STAMPS HERE:

My commission expires April 24, 1974

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Zone Office
LAWYERS TITLE INSURANCE CORPORATION

1004

A 99690

IDENTIF. REFERENCE

BOOK 4467 PAGE 639

DEC 18 12 54 PM '70

FEE REGISTER
DAVIDSON COUNTY, TENN.

DEC 18	CONV	* 500.00			
DEC 18 S'TAX			A*	1.30	
DEC 18 PR'FEE			A*	.50	
DEC 18	W'DEED		A*	3.00	* 4.80