BOOK 4500 PAGE 908

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 14,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF May, 1971.

Notary Public

MY COMMISSION EXPIRES: May 1, 1974

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

James L. Bass (NAME) Attorney at Law Nashville, Tennessee (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Cumberland Builders, Inc (NAME)	Cumberland Builders, Inc (NAME)	Map 82-7
615 Main Street (STREET ADDRESS OR ROUTE NUMBER)	615 Main Street (STREET ADDRESS)	Lot 471
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	Map 82-8 Part of Lot 19 pw

mail

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, Sinclair Lee and wife, Michele M. Lee

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Cumberland Builders, Inc., a Tennessee Corporation,

its successors

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:

TRACT NO. I: Being a part of Lot No. 1 on the Map of Sarah Hart Homestead Tract, not of record, but shown on a plan of record in Book 57, Page 151, Register's Office for said County, and being a part of a lot shown on a survey of part of said Lot No. 1, made by S. M. McMurray, of record in Book 421, Page 8, said Register's Office and being Lot No. 12 of a subdivision of said part of Lot No. 1, not of record, according to a survey by Lewis D. Justice, Surveyor, March 19, 1951.

Said Lot No. 12 fronts 43 feet on the south side of Arrington Street and runs back between parallel lines 120 feet to a dead line.

Being the same property vested in Sinclair Lee, et. ux., by deed from R. K. Smith, et. al., of record in Book 1968, Page 96, Said Register's Office.

TRACT NO. II: Being Reserved Parcel "A" on the Plan of Arrington Heights, Section III, as of record in Book 3300, Page 99, said Register's Office.

Said Parcel fronts 128.17 feet on the west right-of-way of the Louisville and Nashville Railroad and runs back between lines, 138.11 feet on the south line and 182.3 feet on the north line, along the south margin of Arrington Street, to a dead line in the rear on which it measures 120 feet.

Being the same property vested in Sinclair Lee, et. ux., by deed from H. & W. Builders, Inc., of record in Book 4371, Page 570, said Register's Office.

Conveyance subject to unpaid balalce of deed of trust of record in Book 1952, Page 231, said Register's Office, which Buyer assumes, and restrictions of record in Book 3368, Page 23; Book 3507, Page 572 and Book 3507, Page 347, said Register's Office. Subject to Owners Certificate on plan.

This is unimproved ( ) improved (X) property, known as 511 (House Number) Arrington Street (Street) Nashville (P. O. Address) (City or Town) (Postal Zip)

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. 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 hand s this 11th day of MAY, 19 71

Sinclair Lee

Michele M. Lee

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, Virginia Kraeuauer, a Notary Public in and for said County and State, the within named Sinclair Lee and wife, Michele M. Lee

the bargainor S, 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 Offices Davidson County, Tennessee, this 11th day of May 19 71.

Commission expires May 1, 1975

Virginia Kraeuauer
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM
SINCLAIR LEE, ET UX

TO
CUMBERLAND BUILDERS, INC

B 14371

IDENTIF. REFERENCE

MAY 11 2 37 PM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Title Guaranteed
NASHVILLE, TENN.

MAY 11 71	CONV	14,500.00			
MAY 11 71	S TAX		A*	37.70	
MAY 11 71	PR FEE		A*	.50	
MAY 11 71	W DEED		A*	3.00	* 41.20