TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS
Robert Lewis Franks, ET UX
(NAME)
1601 Electric Avenue
(STREET ADDRESS OR ROUTE NUMBER)
Nashville, Tennessee
(CITY) (P. O. ZONE) (STATE)

SEND TAX BILLS TO:
Same as New Owner
(NAME)
(STREET ADDRESS)
(CITY) (ZONE) (STATE)

BOOK 1512 PAGE 174

MAP AND PARCEL NUMBERS
Map 94-1
Pc. 449

For and in consideration of the sum of $10.00
TEN and no/100---------- DOLLARS
cash in hand paid by ROBERT LEWIS FRANKS AND WIFE, MARY ELOIS GIBSON FRANKS

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we, MARY ELOIS GIBSON, now FRANKS

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 Lot No. 77 on the Plan of Shelby Village No. 3, as of record in Book 2083, page 6, Register's Office for Davidson County, Tennessee, described as follows:
BEGINNING at a point in the northwesterly margin of Electric Avenue, the common corner of Lots Nos. 76 and 77; thence northwesterly with the line between said two lots, 79.5 feet to the common corner of Lots Nos. 76, 77 and 78; thence southwesterly with the line between said Lots Nos. 77 and 78. 78.7 feet to a point in the northeasterly margin of South 16th Street; thence southeasterly with the margin of the same, 65.2 feet to the beginning of a curve; thence around said curve in a southeasterly direction, 37.4 feet to a point in the northwesterly margin of said Electric Avenue; thence northeasterly with the margin of the same, 65 feet to the point of beginning.
Being property conveyed to Mary E. Silverman, now Franks, by deed from William M. Barrett and wife, as of record in Book 3879, page 450, and by a decree of divorce inthe Fourth Circuit Court, a certified copy of which is of record in Book 4427, page 949, said Register's Office.

The Grantor herein owns the fee simple title to said land and it is the intent and desire of the Grantor to create an estate by the entirety, and the entire interest in said land previously held by the Grantor be held with the Grantee herein, pursuant to Section 64-109 of Tennessee Code Annotated.

PREPARED BY
C. H. BRILEY, JR., ATTORNEY
SUITE 2114, PARKWAY TOWERS
NASHVILLE, TENNESSEE 37219

This is unimproved ( ) improved (X) property, known as 1601 Electric 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 17th day of June, 19 71.

Mary Elois Gibson Franks
MARY ELOIS GIBSON FRANKS

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, L. D. Richards, a Notary Public in and for said County and State, the within named MARY ELOIS GIBSON FRANKS the bargainors, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 17th day of June, 19 71

Commission expires April 25, 1974 Notary Public L. D. Richards

TENNESSEE TITLE COMPANY

Warranty Deed
G-220863
FROM
Mary Elois Gibson Franks
To
Robert Lewis Franks, ET UX
1601 Electric Ave.
REGISTER STAMP BELOW

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

...orn to and subscribed before me ...is ... day of ..., 19...
...y commission expires

PUT COUNTY COURT CLERK'S STAMP HERE:

PUT REVENUE STAMPS HERE:

REGISTER'S OFFICE
PLEASE PUT IN TENN. TITLE CO. BOX

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Zone Office
LAWYERS TITLE INSURANCE CORPORATION
1004

JUN 18 71 MISC A* 3.00 * 3.00

B 19516

IDENTIF. REFERENCE

JUN 18 11 40 AM '71

REGISTER
DAVIDSON COUNTY, TENN.