FORM NO. WO-1

BOOK 4529 PAGE 843

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $11,000.00

Hubert S. Fyke
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF August, 1971.

Franklin D. Brabson
Notary Public

MY COMMISSION EXPIRES: 12/1/71

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Franklin D. Brabson, Attorney, 806 Nashville City Bank & Trust Bldg.
NAME Nashville, Tennessee 37201 ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
HUBERT S. FYKE (NAME)	SAME (NAME)	20W-19800
3813 HILLSBORO ROAD (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
NASHVILLE, TENN. 37215 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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~~ I, Margaret L. Scott, unmarried

HEREINAFTER CALLED THE GRANTOR~~S~~, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Hubert S. Fyke and Clarence C. McGowan,

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 the easterly 30 feet of the northerly 36 feet of Lot No. 12 on the plan of the Crutcher Subdivision of a part of the Lucy H. Lindsley Property, as of record in Book 161, page 129, Register's Office for said County.

Said part of Lot No. 12 fronts 30 feet on the southerly side of Ligon Avenue and runs back between parallel lines, with the westerly margin of an alley, 36 feet to a dead line.

Being the same property conveyed to Margaret L. Scott, by deed from Edwin L. Jennings and wife, Carol S. Jennings, of record in Book 4453, page 375, Register's Office for said County.

~~unimproved~~ ( )
This is improved (X) property, known as 308 Douglas Avenue, East, Nashville, Tennessee 37207
(House Number) (Street) (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 my hand this 14th day of August, 1971

Margaret L. Scott
Margaret L. Scott

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Franklin D. Brabson, a Notary Public in and for said County and State, the within named Margaret L. Scott

the bargainor, 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 14th day of August 19 71

Commission expires 12/1/71

Franklin D. Brabson
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

MARGARET L. SCOTT

TO

HUBERT S. FYKE and

CLARENCE C. McGOWAN

B 27238

IDENTIF. REFERENCE

AUG 17 2 01 PM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

AUG 17 71	CONV	11,000.00			
AUG 17 71	S'TAX		A*	28.60	
AUG 17 71	PB'FEE		A*	.50	
AUG 17 71	W'DEED		A*	4.00	* 33.10