BOOK 4563 PAGE 201

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 8,500.00

John H. Gray, Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF December 19 71.

Notary Public

MY COMMISSION EXPIRES: 12-12-72

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Percy Wilkins, Jr., Attorney, 112 Stahlman Bldg., Nashville, Tenn.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John H. Gray, Jr. (NAME)	First Investment Company (NAME)	23W05290
1604 Fatherland Street (STREET ADDRESS OR ROUTE NUMBER)	2244 Mock Road (STREET ADDRESS)	83-14-174
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Columbus, Ohio (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, JOSEPHINE WALKUP NIPPER, WIDOW

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOHN H. GRAY, JR., UNMARRIED

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:

BEING Lot No. 75 on the plan of the Lindsley Subdivision of the Chadwell Tract as of record in Plan Book No. 2, page 24, Chancery Court at Nashville.

SAID Lot No. 75 fronts 50 feet on the southerly side of Fatherland Street, formerly Van Sinderin Street, and runs back 152 feet and 5 inches on the east line and 153 feet 2 inches on the west line to an alley and shows 50 feet on said alley.

BEING the same property conveyed to Josephine Walkup Nipper, a widow, as the surviving tenant by the entirety of the tenancy by the entirety created by the deed to Walter R. Nipper, Sr. and wife, Josephine Walkup Nipper from Arthur Pendergrass and wife, Laura Judd Pendergrass of record in Book 1302, page 47, Register's Office for Davidson County, Tennessee.

This is unimproved / improved property, known as 1604 Fatherland Street, Nashville, Tennessee
(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 17th day of December, 19 71

Josephine Walkup Nipper
Josephine Walkup Nipper

STATE OF TENNESSEE
Davidson County

BOOK 4563 PAGE 202

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Josephine Walkup Nipper

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 17th day of December 19 71

Commission expires 12-12-72

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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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 JOSEPHINE WALKUP NIPPER, WIDOW

TO JOHN H. GRAY, JR., UNMARRIED

B 4 2 2 3 6

IDENTIF. REFERENCE

DEC 21 3 12 PM '71

FELIX [illegible] WILSON II REGISTER
DAVIDSON COUNTY, TENN.

DEC21	CONV	*8,500.00		
DEC21	STAX		A* 22.10	
DEC21	PRFEE		A* .50	
DEC21	WDEED		A* 4.00	* 26.60

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

PERCY WILLIS JR.
ATTORNEY AT LAW
112 STAHLMAN BUILDING
NASHVILLE, TENNESSEE 37201