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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 1,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF Jan. 1972.

Notary Public

MY COMMISSION EXPIRES: Aug 8 1975

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
JOHNSON & EDWARDS, ATTORNEYS, 600 Stahlman Building, Nashville, Tenn. 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rose Ruben (NAME)	Same (NAME)	93-16-200
125 LaFayette St (STREET ADDRESS OR ROUTE NUMBER)	" (STREET ADDRESS)	PW
Nashville Tennessee (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, Rosie Runner,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Rose Ruben

her

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:

IN the old 14th Ward of the City of Nashville and being Lot No. 2 on the Plan of Mrs. G. Watson Subdivision as found of record in Book No. 57, Page 84, in the Office of the Register of Davidson County, Tennessee.

BEGINNING at a point on the northerly marginof Cannon Street 85½ feet westwardly from the westerly margin of Fairfield Avenue, the corner of Lots 1 and 2 running thence with the northerly margin of Cannon Street westerly 42 feet to the corner of Lots Nos. 2 and 3 thence northerly with the line between said two lots, 140 feet to the southerly margin of an alley and thence with said alley eastwardly 42 feet to the corner of Lots 1 and 2 and thence with the line between said two lots southerly 140 feet to the point of beginning.

BEING the same property conveyed Nannie Cunningham by deed from George Robb of record in Book 699, Page 532, Register's Office for Davidson County, Tennessee; the said Nannie Cunningham having since died and Rosie Runner, Grantor, herein, being her only heir at law.

This is ~~unimproved~~ improved { X } property, known as 66 Cannon Street
(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 20th day of December, 19 71

X Rose R Runner
Rosie Runner

Witness: Lillian Rushing

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, T. C. Jones, a Notary Public in and for said County and State, the within named Rosie Runner

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 20th day of December 19 71

Commission expires May 21, 1973

Thomas C Jones
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
Rosie Runner

TO
Rose Ruben

B 4 3 1 5 7

IDENTIF. REFERENCE

JAN 3 8 46 AM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JAN-3½	CONV	*1,500.00			
JAN-3½ STAX			A*	3.90	
JAN-3½ PWFEE			A*	.50	
JAN-3½	WDEED		A*	4.00	* 8.40