TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Barbara J. Lanier, et al (NAME)	same as new owners (NAME)	81-7-306
1112 Buchanan Street (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	a c mc
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	BOOK 4592 PAGE 473 (CITY) (ZONE) (STATE)	2W24985

For and in consideration of the sum of $10.00

TEN and no/100---------- DOLLARS

cash in hand paid by BARBARA J. LANIER, MAMIE LANIER, BEN LANIER, JR. AND HOWARD LANIER

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, ~~XX~~ I, BEN LANIER, subject to my life estate, which is hereby reserved, in and to Ben Lanier, an unmarried man

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. 12 on the Plan of W. S. Settle's Subdivision of Lot No. 7 of Thomas Woodard's Estate, as of record in Book 57, page 132, Register's Office for said County.
Said Lot No. 12 fronts 50 feet on the westerly side of 14th Avenue North, formerly Alberta Avenue, and runs back between parallel lines 140 feet to an alley.
Being the same property conveyed to Ben Lanier, by deed from J. F. Harper and wife, as of record in Book 3162, page 100, said Register's Office.

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

This is unimproved ( ) improved (X) property, known as 1813 (House Number) 14th Avenue North (Street) Nashville, Tennessee (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 12th day of April, 19 72.

Ben Lanier
BEN LANIER

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 BEN LANIER, the bargainors, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 12th day of April, 19 72

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

TENNESSEE TITLE COMPANY

Warranty Deed
G-225468

FROM

Ben Lanier

To

Barbara J. Lanier, ET AL

REGISTER STAMP BELOW

The actual consideration for this transfer or value of property (whichever is greater) is $2000.00

This is equal to or greater than the property's current fair market value.

Ben Lanier

Sworn to and subscribed before me this 12 day of April, 1972

L. D. Richards

My commission expires April 25, 1974

PUT REVENUE STAMPS HERE:

PUT COUNTY COURT CLERK'S STAMP HERE:

FILE TENNESSEE TITLE CO.

Published by
TENNESSEE TITLE COMPANY
2114 Parkway Towers
404 James Robertson Parkway
NASHVILLE, TENNESSEE 37219
Phone 259-2290
1004

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IDENTIF. REFERENCE

APR 14 11 29 AM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

APR 14	CONV	*9,000.00			
APR 14	S'TAX		A*	23.40	
APR 14	PR'FEE		A*	.50	
APR 14	W'DEED		A*	4.00	* 27.90