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File Box 7

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 18,100.00

X Charles Douglas Sr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF May 19 73.

Notary Public

MY COMMISSION EXPIRES: 2/4/75

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Alan L. Saturn, Attorney, 1822 Parkway Towers, Nashville, Tenn. 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
CHARLES DOUGLAS, SR. (NAME)	GUARANTY MORTGAGE COMPANY (NAME)	Map 92-13
3802 Nevada Avenue (STREET ADDRESS OR ROUTE NUMBER)	311 Seventh Avenue, North (STREET ADDRESS)	Pt. 216
Nashville, Tenn. 37209 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (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, CUNNINGHAM CONSTRUCTION COMPANY, INC., a Tennessee Corporation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CHARLES DOUGLAS, SR., and wife, LOUISE DOUGLAS

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 westerly 50 feet of the easterly 100 feet of Block 27 on the Map of Charlotte Park Company's Second Addition, extended, as of record in Book 421, page 10, Register's Office for said County, and described according to a survey by Wm. Collier Parrish & Associates, dated August 7, 1957 as follows:

BEGINNING at an iron pin in the northerly margin of Nevada Avenue formerly 3rd Avenue, 100 feet from the northwesterly margin of the intersection of Nevada Avenue and 38th Avenue, North; thence northerly 150 feet to an iron pin in the southerly margin of a 20 foot alley; thence with said Margin of said alley, easterly 50 feet to a point; thence southerly and parallel with 38th Avenue, North 150 feet to a point in the northerly margin of Nevada Avenue, being 50 feet west of the northwesterly intersection of Nevada and 38th Avenue North; thence with the northerly margin of Nevada Avenue, westerly 50 feet to the point of beginning.

BEING the same property conveyed to Cunningham Construction Co., Inc., by deed from Thomas W. Hunter and wife, Barbara June Hunter, of record in Book 4578, page 417, Register's Office for Davidson County, Tennessee.

unimproved ( ) This is improved (X) property, known as 3802 Nevada Avenue, Nashville, Tennessee 37209
(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 its hand this 18th day of May, 19 73

CUNNINGHAM CONSTRUCTION CO., INC.

By: John C. Cunningham
John C. Cunningham, President

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19___.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, ALAN L. SATURN, a Notary Public within and for the State and County aforesaid, personally appeared JOHN C. CUNNINGHAM and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the President and _____ respectively of the CUNNINGHAM CONSTRUCTION CO., INC. the within named bargainor, a corporation, and that (he) (they) as such President 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 JOHN C. CUNNINGHAM as such President, and attesting the same by the said JOHN C. CUNNINGHAM as such President.

Witness my hand and official seal at office at Nashville on this the 18th day of May, 19 73

My commission expires 2-4-75

Alan L. Saturn
Notary Public

WARRANTY DEED

FROM CUNNINGHAM CONSTRUCTION CO., INC., A Tennessee Corporation,

TO CHARLES DOUGLAS, SR. and wife, LOUISE DOUGLAS

C 0 7 9 9 0

IDENTIF. REFERENCE

MAY 24 11 18 AM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAY24 CONV 18,100.00
MAY24 STAX A* 47.06
MAY24 PRFEE A* .50
MAY24 MTGEED A* 4.00 * 51.56