This instrument prepared by:
Thomas C. Binkley, Attorney
309 James Robertson Parkway
Nashville, Tennessee 37201

Mail to

WARRANTY DEED

BOOK 4719 PAGE 796

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
William R. Tucker	Same	
(NAME)	(NAME)	83-2
310 Manchester Avenue		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	310
Nashville, Tennessee		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of

Ten and 00/100 ($10.00) ---------- *Dollars,*
cash in hand paid by William R. Tucker and wife, and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption by the said William R. Tucker and wife, of the balance owing on the following indebtedness:
Vendor's lien retained in deed from L. O. Hardaway and H.E. McClanahan, to R.B. Bailey and wife, Etta Maie Bailey, recorded in book 4355, page 690; and Deed of Trust executed by R.B. Bailey, et ux to Pryor York Lillie, Jr., Trustee, recorded in Book 4672, page 907, Register's Office;
We, R. B. Bailey and wife, Etta Maie Bailey

have this day bargained and sold, and do hereby transfer and convey unto the said

William R. Tucker and wife, Karen Tucker, their

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being part of Lot No. 5 on the Map of Brownsville, as of record in book 21, page 9, Register's Office for said County, and shown on a plan of a Subdivision of a part of lot No. 5 on said plan as of record in Book 161, page 67, Register's Office for said County.

Beginning at a point in the east margin of Manchester Avenue, at the northwest corner of the property conveyed to B. E. Gannon, et ux of record in book 1634, page 375, Register's Office for Davidson County, Tennessee, said point being 267 feet north of Banjamin Street; thence with Gannon's north line, easterly 200 feet, more or less, to the west margin of an alley, being 267 feet 6 inches north of Benjamin Street; thence with the margin of said alley, northerly 91.7 feet to a point; thence westerly 64 feet to a point; thence southerly 1.7 feet; thence westerly 136 feet, more or less, to the east margin of Manchester Avenue; thence with the margin of same, southerly 90 feet to the beginning.

Being the same property conveyed to R. B. Bailey and wife, Etta Maie Bailey, by deed from L. O. Hardaway, et al, of record in Book 4355, page 690, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 16,000.00

Subscribed and sworn to before me, this the 9th day of June 19 73

Affiant

My commission expires: July 31, 1973 (Affix Seal)

Notary Public

This is improved ( ) unimproved (X) property, known as 310 Manchester Avenue, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

William R. Tucker and wife, Karen Tucker, their

(successors),

heirs and assigns forever. We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said*

William R. Tucker and wife, Karen Tucker, their

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our *hand* s *this* 9th *day of* June, 19 73 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

R. B. Bailey

Etta Maie Bailey

NOTARY PUBLIC DAVIDSON COUNTY

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned authority, *a Notary Public in and for said County and State,* R. B. Bailey and wife, Etta Maie Bailey

the within named bargainor S, *with whom I am personally acquainted, and who acknowledged that* they *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, Tennessee, *this* 9th *day of* June, *19*73.

Thomas O Bucklew
Notary Public

Commission expires July 31, 1973

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ..... *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ..... *of the* ....., *the within named bargainor, a corporation, and that* ....*he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in ....., *this* .....*day of* ....., *19*.....

.....*Notary Public*

Commission expires .....

JUN 18 75 CONV 16,000.00
JUN 18 75 S TAX A* 41.60
JUN 18 75 PR FEE A* .50
JUN 18 75 W DEED A* 4.00 * 46.10

WARRANTY DEED

FROM
R. B. BAILEY, ET UX

TO
WILLIAM R. TUCKER, ET UX

C 1 1 5 9 2

IDENTIF. REFERENCE

JUN 18 1 48 PM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title

Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE