Prepared by
William Heard II

BOOK 1712 PAGE 885 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 7,100.00

Aug 31, 1973 _____ Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE _____ DAY OF _____ 19

_____ Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Larry J. Lafferty (NAME)	same (NAME)	83-5
1025 Mansfield Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	161
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, Bessie Cleghorn Lafferty, a widow,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Larry J. Lafferty,

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 the southerly 150 feet, more or less of Lot No. 7 and a 10-foot strip lying between Lot No. 7 and Mansfield Avenue as now established on the Plan of the D. H. Bailey property, as of record in Book 421, page 65, Register's Office for said county, described as follows:

Beginning on the northerly margin of Mansfield Avenue, as now established, at a point 200 feet east of the easterly margin of Bailey Street, said point being opposite the corner of Lots #7 and #8; thence northwardly 10 feet to the corner of said Lots #7 and #8, continuing in the same direction and with the line between said two lots, 150 feet, more or less in all 160 feet, more or less, to the southwest corner of the property conveyed to Harley Hulick and wife, by deed from the Equitable Life Assurance Society of the United States, of record in Book 1001, page 663, said Register's Office; thence with said Hulick's southerly line, eastwardly 50 feet to the dividing line between Lots #6 and #7; thence with said line, southwardly 160 feet, more or less, to the northerly margin of said Mansfield Avenue; thence with said avenue, westwardly 50 feet to the beginning.

Being the same property conveyed to Bessie Cleghorn Lafferty, a widow, by deed from Donald R. O'Guin and wife, Regenia O'Guin, of record in Book 4697, page 884, Register's Office for Davidson County, Tennessee.

Said property is subject to an easement for an alley granted by L. T. Stevens, et ux, to the City of Nashville, of record in Book 3651, page 537, Register's Office for Davidson County, Tennessee.

unimproved ( ) This is improved (X) property, known as 1025 Mansfield Avenue, Nashville, Tn.
(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 8th day of August, 19 73

Bessie Cleghorn Lafferty.

Bessie Cleghorn Lafferty

STATE OF TENNESSEE
Davidson County

BOOK 4712 PAGE 886

Personally appeared before me, Donald R Olsen, a Notary Public in and for said County and State, the within named Bessie Cleghorn Lafferty,

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 8 day of August 1973.

Commission expires 4-27-76

Donald R Olsen
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) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) 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 _____

AUG 31 CONV *9,500.00
AUG 31 ST TAX A* 2.70
AUG 31 PR'FEE A* .50
AUG 31 RDFEE A* 4.00 * 29.20

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

Notary Public

WARRANTY DEED

FROM
Bessie Cleghorn Lafferty

TO
Larry J. Lafferty
Mail 1005 Woodcrest Dr.
Old Hickory Tenn.

C 22206

IDENTIF. REFERENCE

AUG 31 3 00 PM '73
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

Grantee hereunder assumes and promises to pay a mortgage evidenced by an instrument of record in Book 4697, page 886, Register's Office for Davidson County, Tennessee.

Grantor hereunder conveys any interest in any escrow account held for this property to Grantee.

I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater, is $9500.00, Affiant Jay Hooper

Subscribed and sworn to before me this 31st day of August 19 73

Deputy Register J. Hood