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FORM NO. WD-1

Prepared By:
Mid - State Realty Company
1711 9th Avenue North.
Nashville, Tennessee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 225.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF June 19 74.

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
Verger Lee Jones (NAME)	~~1905~~ SAME (NAME)	81-4 - 155
1905 4th Avenue North (STREET ADDRESS OR ROUTE NUMBER)	SAME (STREET ADDRESS)	
Nashville Tennessee 37208 (CITY) (STATE) (P. O. ZIP)	SAME (CITY) (STATE) (ZIP)	1W-13515

mail to=

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, T.C.Jones and wife, Kathleen H. Jones, ~~Grantees herein,~~

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Verger Lee Jones

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:

PART of Lot No. 31 on the Map of D.T. McGavock's Subdivision, as of record in Book 21, Page 64, Register's Office for Davidson County, Tennessee, described as follows: BEGINNING on the westerly margin of 4th Avenue North, formerly Cherry Street, 137 feet, more or less, northerly from the northerly margin of Coffee Street, running thence westerly and parallel with Coffee Street 171 feet and one inch to the easterly margin of the alley; thence northerly with the easterly margin of said alley 41 feet; thence easterly and parallel with Coffee Street, 171 feet, one inch to the westerly margin of 4th Avenue, North; thence southerly with the westerly margin of said Avenue, 41 feet to the beginning.

Being the same property conveyed to T.C. Jones and wife Kathleen H. Jones, by deed of record in Book 4625, Page 709, Register's Office Davidson County, Tennessee.

INCLUDED but EXCLUDED from the preceeding description is the following part condemned by the State of Tennessee, by Decree of the Circuit Court of Davidson County, Tennessee, of record in Book 4251, Page 383, Register's Office for Davidson County, Tennessee.
THE property condemned is a tract of land located in the 1st Civil District of Davidson County, Tennessee, being more particularly described as follows:
BEGINNING at a point in the westerly margin of 4th Avenue , North, said point being the most northerly corner of a tract of land conveyed to R.L. Wright and wife, as of record in Book 846, Page 403, Register's Office for Davidson County, Tennessee, and the most easterly corner of a tract of land conveyed to Daisy Dilliard Gordon, as of record in Book2797, Page 389, Register's Office for Davidson County, Tennessee, said point also being located by survey , North 44° 10' 27" West 178 feet along the westerly margin of 4th Avenue, from its intersection with the northerly margin of Coffee Street; thence with the westerly margin of 4th Avenue, and the easterly boundary of said Wright tract, South 44°10' 27" East 17.23 feet to a point; (over)

This is unimproved (X) improved ( ) property, known as 1907 4th Avenue North Nashville Tennessee 37208
(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 Elsie hand this 4th day of June, 19 74

T.C. Jones

Kathleen H. Jones

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, The undersigned, a Notary Public in and for said County and State, the within named T C Jones et ux Kathleen A Jones

the bargainor, 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 4th day of June 1974.

Commission expires 23 April 1978

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) (his oath) acknowledged (themselves) (himself) 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

C 59501

WARRANTY DEED

FROM T.C. Jones et ux

TO Verger Lee Jones

IDENTIF. REFERENCE

JUN 19 12 37 PM '74

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JUN 19	CONV	*	225.00		
JUN 19	S'TAX	A*	.52		
JUN 19	PR'FEE	A*	.50		
JUN 19	W'DEED	A*	4.00	*	5.02

(continued) thence South 45° 39' 54" West 171.10 feet to a point in the easterly margin of an alley; thence with the easterly margin of said alley and the westerly boundary of said Wright tract, North 44° 10' 27" West 17.92 feet to a point, said point being the most westerly corner of said Wright tract, and the most southerly corner of said Gordon tract; thence with the common line between said two tracts of land, North 45° 53' 45" East 171.10 feet to the point of beginning. CONTAINING 3,007 square feet and being part of the property conveyed by James Buford Beard and wife, to R.L. Wright and wife, Irene Wright, by deed as of record in Book 846, Page 403, Register's Office for Davidson County, Tennessee. SAID above described land is condemned in fee simple. It is to be used for the construction of a controlled access highway and all right of ingress and egress to, from and across the same to and from abutting lands is hereby condemned.

GRANTEE assumes taxes for year 1974.