FORM NO. WD-1

BOOK 4853 PAGE 934

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $11,000.00

Joe F. Marks
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF September, 1974.

Notary Public

MY COMMISSION EXPIRES: 2-27-76

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Tom G. Coleman, Jr., Atty., 1623 Parkway Towers, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Joe F. Marks, et ux (NAME)	New Owner (NAME)	Map 105-16
3107 Gallatin Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par 143
Nashville, Tenn. 37216 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	6DA-22980

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, James W. McPherson, Sr., Lizzie Mae Reece, and Geraldine Buckner

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Joe F. Marks and wife, Sadie Marks

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 Lot No. 34 in the Map of Corinne Place as of record in Book 332, Page 1, Register's Office for Davidson County, Tennessee.

Said Lot No. 34 fronts 50 feet on the easterly side of Utopia Avenue and runs back between parallel lines 165 feet to an alley and is the same property conveyed to M. N. Young by deed of Mrs. Jennie Gillespie Ramage et als dated April 7, 1919, as of record in Book 522, Page 260, Register's Office for Davidson County, Tennessee; and is the same property conveyed to Annie L. English by deed of M. N. Young and wife, Ruby Morrow Young dated May 9, 1923, as of record in Book 620, Page 137, Register's Office for Davidson County, Tennessee; and is the same property conveyed by deed from Annie L. English to Mrs. Edward R. Watson, on October 9, 1935, which deed is of record in Book 982, Page 189, Register's Office for Davidson County, Tennessee, to which a reference is hereby made.

Being the same property conveyed to W. B. McPherson and wife, Ruth McPherson by deed from Edward R. Watson and wife, Mrs. Edward R. Watson, of record in Book 794, Page 297, said REgister's Office; the said W. B. McPherson having since deceased leaving Ruth McPherson as his sole surviving tenant by the entirety, and being the same property conveyed to James W. McPherson, Lizzie Mae Reece, and Geraldine Buckner, by deed from Ruth McPherson, of record in Book 4829, Page 904, Register's Office for Davidson County, Tennessee. That James W. McPherson and James W. McPherson, Sr., are one and the same person. That W. B. McPherson deceased on 1-2-70, and all debts and inheritance taxes are paid.

unimproved
This is improved (X) property, known as 2132 Utopia Avenue, Nashville, Tennessee
(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 our hand s this 9th day of September, 1974

x Geraldine Buckner x James W. McPherson Sr.

x Lizzie Mae Reece

RE ... ar way owers, as 1 , nn.

STATE OF TENNESSEE
Davidson County

BOOK 4853 PAGE 935

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James W. McPherson, Sr., Lizzie Mae Reece, and Geraldine Buckner

the 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 19th day of September 19 74

Commission expires Oct. 26, 1977

Patricia C[illegible]
Notary Public

NOTARY PUBLIC DAVIDSON COUNTY

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 (his oath) (their several oaths) acknowledged (himself) (themselves) 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

WARRANTY DEED

FROM
James W. McPherson, Sr., et al

TO
Joe F. Marks, et ux

C 7 2 0 1 1

IDENTIF. REFERENCE

SEP 23 8 47 AM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

SEP 23 74	CONV	11,000.00				
SEP 23 74	S'TAX		A*	28.60		
SEP 23 74	PR'FEE		A*	.50		
SEP 23 74	W'DEED		A*	4.00	*	33.10