New owner: Miles H. Valentine
109 Chapel Avenue
Nashville, Tennessee

Send tax bills to: Same

Prepared by: Larry L. Roberts
Attorney-at-Law
1623 Parkway Towers
Nashville, Tennessee 37219

BOOK 4867 PAGE 384

owner; 154600

Map 93-6
Par. 264

WARRANTY DEED

For and in consideration of the total sum of Eight Thousand and 00/100 ($8,000.00) Dollars cash in hand paid by the hereinafter named grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, we, Betty Jo Freas Rodriquez (formerly Betty Jo Freas), Susie Freas Cueto (formerly Susie Freas), Martha Jane Freas (also known as Janie Freas) and Patricia Jean Riegel Howell (formerly Patricia Jean Riegel) hereinafter called the grantors, have bargained and sold and by these presents do transfer and convey unto Miles Henry Valentine, hereinafter called the grantee, his heirs and assigns forever, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: to-wit:

> Being the southerly part of Lot No. 33 and the northerly part of Lot No. 34 on the plan of Olivia W. Sharpe's addition, as of Record in Book 332, Page 17, Register's Office for Davidson County, Tennessee, described:
>
> Beginning on the westerly margin of Chapel Avenue at a point 176 feet south of the southerly margin with Franklin, formerly Estella Avenue; thence with the westerly margin of Chapel Avenue, southwardly 66 feet; thence westwardly 211 feet, more or less, to the easterly margin of an alley; thence with said alley northwardly 60 feet 7 inches to a point 171 feet 6 inches south of the southerly margin of Franklin Avenue; thence eastwardly 194 feet, more or less to the beginning.
>
> Being the same property conveyed to Mae Belle Freas, later Mae Belle Freas Valentine, by Deed from Alfred W. Kelting and wife, Margaret G. Kelting, of Record in Book 1416, Page 44, Register's Office for said county. Being also the same property devised by the said Mae Belle Freas Valentine to Betty Jo Freas (now Betty Jo Freas Rodriquez), Susie Freas (now Susie Freas Cueto), Janie Freas (also known as Martha Jane Freas) and Patricia Jean Riegel, now Patricia Jean Riegel Howell, by will of Record in Will Book 107, page 450, Office of the Probate Court Clerk for Davidson County, Tennessee.

This is improved property known as 109 Chapel Avenue, Nashville, Davidson County, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said grantee, his heirs and assigns forever; and we do covenant with the said grantee that we are lawfully seized and possessed of said land in fee simple absolute, have a good right to convey it, and that the same

is unencumbered, unless otherwise set forth herein; 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 grantee, his heirs and assigns, against the lawful claims of all persons whomsoever. Witness our hands this 4th day of Oct, 1974.

Betty Jo Freas Rodriquez
BETTY JO FREAS RODRIQUEZ
Grantor

Susie Freas Cueto
SUSIE FREAS CUETO
Grantor

Martha Jane Freas
MARTHA JANE FREAS, ALSO KNOWN AS JANIE FREAS
Grantor

Patricia Jean Riegel Howell
PATRICIA JEAN RIEGEL HOWELL
Grantor

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Harry M. Nivens, a Notary Public in the state and county aforesaid, the within named Patricia Jean Riegel Howell, one of the bargainors, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes contained therein. Witness my hand and official seal at Nashville, Tennessee, this 4th day of October, 1974.

Harry M. Nivens
NOTARY PUBLIC

My Commission expires 2-22-76

STATE OF FLORIDA,
COUNTY OF Hillsborough

Personally appeared before me, LINDA F. Cueto,
a Notary Public in the state and county aforesaid, the within named Betty Jo Freas Rodriquez, one of the bargainors, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes contained therein. Witness my hand and official seal at Nashville, Tennessee, this 24 day of October, 1974.

Linda F. Cueto
NOTARY PUBLIC

NOTARY PUBLIC, STATE of FLORIDA at LARGE
MY COMMISSION EXPIRES APR. 9, 1976
BONDED THRU GENERAL INSURANCE UNDERWRITERS

STATE OF FLORIDA
COUNTY OF Hillsborough

Personally appeared before me, John B. Kirkendall,
a Notary Public in the state and county aforesaid, the within named Susie Freas Cueto, one of the bargainors, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes contained therein. Witness my hand and official seal at Nashville, Tennessee, this 12 day of October, 1974.

John B. Kirkendall
NOTARY PUBLIC

NOTARY PUBLIC
MY COMMISSION EXPIRES NOVEMBER 1, 1975
BONDED THRU GENERAL INSURANCE UNDERWRITERS

STATE OF FLORIDA
COUNTY OF Alachua

Personally appeared before me, Patricia C. Goddard,
a Notary Public in the state and county aforesaid, the within named Martha Jane Freas, also known as Janie Freas, one of the bargainors, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes contained therein. Witness my hand and official seal at Nashville, Tennessee, this 6 day of December, 1974.

Patricia C. Goddard
NOTARY PUBLIC

NOTARY PUBLIC, STATE OF FLORIDA AT LARGE
MY COMMISSION EXPIRES FEBRUARY 11, 1978
BONDED THRU GENERAL INSURANCE UNDERWRITERS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is Eight Thousand and 00/100 ($8,000.00) Dollars.

Patricia Paul
AFFIANT

Sworn to and subscribed before me this 8th day of November, 1974.

Sandra Smith
NOTARY PUBLIC

My commission expires: 8-2-76

NOTARY PUBLIC SANDRA SMITH DAVIDSON COUNTY, TENN.

C 7 7 7 8 4

IDENTIF. REFERENCE

NOV 11 3 23 PM '74
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Nov. 11. 74 Co. 8.000.00
" St 20.80
" P Fee 50
" W. Deed 8.00

Total 29.30