FORM NO. WD-1

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 40.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF March, 1975

Notary Public

MY COMMISSION EXPIRES: April 21 1977

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Traber & Robinson Attorneys, 217 Shady Grove Rd. Nashville, TN. 27214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Frances G. McMurry (NAME)	S. K. Grayson (NAME)	(78) 9316-187
504 Stahlman Building (STREET ADDRESS OR ROUTE NUMBER)	504 Stahlman Building (STREET ADDRESS)	(80) 9316-186
Nashville, TN. 37201 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37201 (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, Anna Cunningham and husband Herbert Cunningham

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Frances G. McMurry, a life estate with the remainder interest in fee simple vesting in the last survivor of Frances G. McMurry, S.K. Grayson or Frances E. Grayson.

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:

TRACT NO. 1: Being described as follows:

Beginning at the northeast corner of Lot No. 4, as shown by Emma G. Watson's Subdivision of record in Book 57, page 84, Register's Office for said County; thence westwardly and parallel with Cannon Street 194 feet, more or less, to an alley; thence southwardly with said alley 55 feet to a 10 foot alley; thence eastwardly with said alley 70 feet, more or less, to the southwest corner of the lot sold to Charles Todd; thence northwardly with said Todd's line 31 feet to a point; thence eastwardly and parallel with Cannon Street 124 feet to the westerly margin of Fairfield Street; thence northwardly with said Fairfield Street 24 feet to the beginning.

Being the same property conveyed to Anna Cunningham and husband, Herbert Cunningham, by deed from Harry Diamond and wife, dated March 28, 1962, filed April 2, 1962, and recorded in Book 3369, page 362, said Register's Office.

TRACT NO. 2: Being the southerly 27½ feet of the easterly 124 feet of Lot No. 4 on the plan of Emma G. Watson's Subdivision, as of record in Book 57, page 84, Register's Office for said County.

Said part of lot No. 4 fronts 27½ feet on the westerly side of Fairfield Avenue and runs back between parallel lines with the northerly margin of an alley 124 feet to a dead line.

Being the same real property conveyed to Anna Cunningham by deed from Arthur C. Randolph, dated July 30, 1954, filed September 3, 1954, and recorded in Book 2296, page 478, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 78 and 80 Fairfield Ave Nashville
(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 6th day of March, 1975

X

RECORDER'S MEMO
Legibility of Writing, Typing or Printing Unsatisfactory in This

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 Anna Cunningham and husband, Herbert Cunningham

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 6th day of March 19 75

Commission expires 4-27-79

Felix Wilson
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) (themselves) (himself) acknowledged to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (they) (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 _____

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

My commission expires _____

Notary Public

WARRANTY DEED

FROM Anna Cunningham et vir

TO Frances G. McMurry

C 89793

IDENTIF. REFERENCE

MAR 6 2 23 PM '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Title Guaranteed
NASHVILLE, TENN.

MAR-6 75	CONV	**4,000.00			
MAR-6 75	S'TAX		A*	10.40	
MAR-6 75	PR'FEE		A*	.50	
MAR-6 75	W'DEED		A*	4.00	* 14.90