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 $ None

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27 DAY OF February, 1975

Mrs. William S. Tudenderwood
Notary Public

MY COMMISSION EXPIRES: Nov. 20-1978
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Robert H. Jennings, Jr., Atty., 21st Floor, L & C Tower, Nashville, Tn.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ben R. Harrington (NAME)	same (NAME)	MAP 82-3
1100 Stockell Street (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	PAR 124.1
Nashville, Tn. 37207 (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, Danard Jackson and wife, Margaret Jackson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ben R. Harrington

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. 3 on the Plan of W. T. Fitzpatrick's Re-Subdivision of Lots 15 to 22 and 10 feet of Lot 14 of the Benedict Land Companys Subdivision, as of record in Book 421, page 76, Register's Office for Davidson County, Tennessee.

Said Lot No. 3 fronts 40 feet on the east side of North Second Street and runs back between parallel lines 181 feet to an alley.

Being the same property conveyed to Danard Jackson and wife, Margaret Jackson by Installment Deed from Robert J. Hastings and wife, Elizabeth S. Hastings as of record in Book 4316, page 772, R.O.D.C.

* the Said Ben R. Harrington agrees to assume the balance due on a certain Promissory Note heretofore executed by the said Danard Jackson and wife, Margaret Jackson, payable to the order of Robert J. Hastings and wife, Elizabeth S. Hastings as all more specifically set out in a certain installment Deed of record in Book 4316, page 772, R.O.D.C. The said Ben R. Harrington further agrees to assume and pay all taxes and insurance due on said property.

This is unimproved ( ) improved (X) property, known as 1019 North 2nd Street, Nashville, Tenn. 37207
(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. * except as set out above.

Witness our hands this 27th day of February, 19 75

X Danard Jackson
Danard Jackson

X Margaret Jackson
Margaret Jackson

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, Mrs William T. Underwood, a Notary Public in and for said County and State, the within named Danard Jackson and wife, Margaret Jackson

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 27 day of Feb 19 75

Commission expires Nov. 20 1978 Mrs William T. Underwood
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 (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
Danard Jackson and wife,
Margaret Jackson

TO
Ben R. Harrington

C 94277

IDENTIF. REFERENCE

APR 15 12 34 PM '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater, is $4000.00 Affiant Ben Harrington
Subscribed and sworn to before me this 15th day of April 1975

Deputy Register J. Head

APR 15 75	CONV	*4,000.00			
APR 15 75	S'TAX		A*	10.40	
APR 15 75	PR'FEE		A*	.50	
APR 15 75	W'DEED		A*	4.00	* 14.90