This instrument prepared by:
Edwin E. Wallis, Jr., Attorney
500 Court Square Building
Nashville, Tennessee 37201

Address of New Owners:
Robert E. Farris, Sr.
1400 Eighth Avenue, South
Nashville, Tennessee 37203

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Send Tax Bills:
Same

Map Parcel No. 115-6-114

WARRANTY DEED

For and in consideration of Ten Dollars ($10.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, and other good and valuable considerations, we, Robert E. Farris, Sr. and Reece L. Smith, Jr., a partnership, do hereby bargain and sell and do hereby transfer and convey unto Robert E. Farris, Sr., his heirs and assigns, certain real estate in Davidson County, Tennessee, to wit:

Being Lots 67, 68 and 69 on the Plan of Trabue Heir's hand of record in Book 332, page 102, Register's Office for Davidson County, Tennessee. Said Lots Nos. 67, 68 and 69 adjoin and front together 135 feet on the easterly side of 8th Avenue South, formerly Spruce Street, and extend back tetween lines 155 feet on the southerly line of Lot No. 69 and 150 feet on the northerly line of Lot No. 67 along the southerly margin of Lytle Avenue, formerly Hamilton Street, to an alley in the rear on which it measures 135 feet.

Being the same property conveyed to Robert E. Farris, Sr. and Reece L. Smith, Jr., a partnership, by Warranty Deed from James Minor, President, and Richard S. Regen, Sr., Secretary of the Trustees of Forest Hills United Methodist Church, as of record in Book 4815, page 611, Register's Office for Davidson County, Tennessee.

This is improved property known as 1400 Eighth Avenue South, Nashville, Tennessee.

To have and to hold said real estate, with the appurtenances, estate, title and interest belonging to the said Robert E. Farris, Sr., his heirs and assigns, forever, we, Robert E. Farris, Sr. and Reece L. Smith, Jr., a partnership, convenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our successors and representatives to warrant and forever defend the title to said real estate to the said Robert E. Farris, Sr., his heirs and assigns, against the lawful claims of all persons.

D 15428

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WITNESS our hands this 1st day of January, 1975.

Robert E. Farris, Sr., Partner

Reece L. Smith, Jr., Partner

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IDENTIF. REFERENCE

SEP 12 3 51 PM '75
FELIX A. ... REGISTER
DAVIDSON COUNTY, TENN.

SEP 12 75 CONV 15,000.00
SEP 12 75 S'TAX A* 39.00
STATE OF TENNESSEE A* .50
SEP 12 75 W'DEED A* 4.00 * 43.50
COUNTY OF DAVIDSON)

Before me, Edwin E. Wallis, Jr., a Notary Public of said State and County aforesaid, personally appeared Robert E. Farris, Sr. and Reece L. Smith, Jr., with whom I am personally acquainted, and who, upon oath, acknowledged themselves to be the Partners of Farris-Smith Partnership, the within named bargainors, and that as such Partners, being authorized to do so, executed the foregoing instrument [Warranty Deed] for the purpose therein contained, by signing their names thereto.

WITNESS my hand and seal at Nashville, Tennessee, this 1st day of January, 1975.

Notary Public

My Commission Expires: 4-27-76

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual value of consideration, whichever is greater for this transfer is $ 15,000.00.

Affiant

Subscribed and sworn to before me this 1st day of January, 1975.

Notary Public

My Commission Expires: 4-27-76