D 24596

BOOK 4971 PAGE 570

FORM NO. WD-1

IDENTIF. REFERENCE

NOV 17 12 52 PM '75

FELIX Z. ROBINSON II REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 2,700.00

A. Z. Kelley Sr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 29 DAY OF September, 1975

H. Stanley Allen
Notary Public

MY COMMISSION EXPIRES: 8/21/79
(AFFIX SEAL)

NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
H. Stanley Allen, Jr., 21st Floor, L & C Tower, Nashville, Tn. 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
A. Z. Kelley, Sr., et ux (NAME)	Same (NAME)	Map 72-11
2924 Glen Meade Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par 106
Nashville, Tennessee (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, Robert Bartley, Jr., unmarried, Erskine Will O'Neal, Jr., unmarried, Cecil O'Neal andwife, Ariana O'Neal

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO A. Z. Kelley, Sr.

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:

Being the southerly 45 feet of lot No. 7 and the northerly 10 feet of lot No. 8 on the Plan of J. R. Henderson's Subdivision, not of record described as follows:

Beginning on the westerly margin of Branch, formerly McKinney Avenue at the Southeast corner of the property conveyed to James Smiley and wife by deed from William O. Lee, Trustee, of record in book 2964, page 335, Register's Office for said County; thence with the southerly line of said Smiley property, westwardly 213.6 feet; thence southwardly 55 feet to the northwest corner of the property conveyed to Lillie Pryor by deed from Bettie M. Way, of record in book 2875, page 584, said Register's Office; thence with the northerly line of said Pryor property eastwardly 213.6 feet to the westerly margin of Branch Avenue; thence with said Avenue, northwardly 55 feet to the beginning.

Said property being inherited by Erskine W. O'Neal, Jr., Cecil O'Neal and Robert Bartley, Jr., being the heirs at law of Will O'Neal and wife, Dollie O'Neal, to whom said property was conveyed by Jeanette Meguiar Meadows, by deed of record in Book 3164, page 303, Register's Office, Davidson County, Tennessee.

RECORDER'S MEMO
Legibility of Writing, Typing or Printing in This Document Unsatisfactory when Received.

NOV 17 75	CONV	*2,700.00			
NOV 17 75	S'TAX		B*	7.02	
NOV 17 75	PR'FEE		B*	.50	
NOV 17 75	W'DEED		B*	4.00	* 11.52

This is unimproved ( ) improved (X) property, known as 2433 Branch Street, 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 19th day of September, 1975

Robert Bartley, Jr.

Cecil O'Neal

Erskine Will O'Neal, Jr.

Ariana O'Neal

BOOK 4971 PAGE 571

STATE OF TENNESSEE
Davidson County

Personally appeared before me, B. N. Tinkle Jr., a Notary Public in and for said County and State, the within named Robert Bartley, Jr.

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 26th day of September, 1975

Commission expires 2-26-76

B. N. Tinkle Jr.
Notary Public

STATE OF ~~TENNESSEE~~ ILLINOIS
~~Davidson~~ County

Before me, Odessa Purcell, a Notary Public within and for the State and County aforesaid, personally appeared Erskine Will O'Neal, Jr., Cecil O'Neal, ~~and~~ Ariana O'Neal with whom I am personally acquainted ~~and who upon oath severally acknowledged (himself) (herself) (themselves) to be the~~ ~~and~~ ~~severally 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~~

Witness my hand and official seal at office at Ottawa, Illinois on this the 19th day of September, 1975.

My commission expires Mar 1979

Odessa Purcell
Notary Public

WARRANTY DEED

FROM
Robert Bartley, Jr. et al

TO
A. Z. Kelley, Sr.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.