This instrument was prepared by James R. Wyatt, Attorney at Law
First American Center
Nashville, Tennessee

BOOK 4980 PAGE 188

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Thomas R. Harris et ux	Thomas R. Harris et ux	26W-7315
(NAME)	(NAME)	
415 Fairfax Avenue	415 Fairfax Avenue	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee	Nashville, Tennessee	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100----------

----------($10.00)---------- *Dollars,*

cash in hand paid by Thomas R. Harris and wife, Carol C. Harris and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged.

I, Carolyn Lee Harrison, unmarried,

have this day bargained and sold, and do hereby transfer and convey unto the said Thomas R. Harris and wife, Carol C. Harris,

their *(successors), heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being the easterly 29 feet of Lot No. 154 and the westerly 31 feet of Lot No. 155 on the Map showing Dr. R. W. Grizzard's Subdivision of part of the Bosley Tract, not of record, and the southeasterly triangular portion of Lot No. 2 on the Plan of the subdivision of Lots Nos. 152, 153, and parts of Lots Nos. 151, 154 and 157 of the unrecorded Plan of Dr. R. W. Grizzard's subdivision of part of the Bosley Tract, as of record in Book 3500, page 70, Register's Office for said County, described together from surveys by S. R. Sanford, Jr., dated August 21, 1937 and A & A Engineers, Inc., dated October 22, 1974, as follows:

Beginning at an iron pin in the southerly margin of Fairfax Avenue, the northeast corner of said Lot No. 2 on the recorded plan of record in Book 3500, page 70, said Register's Office, the northwest corner of the subject tract; thence with the easterly line of said Lot No. 2 and the projection thereof, South 11° 00' West (South 5° 49' 03" West on the survey by A & A Engineers, Inc. supra) 215.87 feet to a point in the south line of said Lot No. 2; thence with said line North 65° 04' East (North 65° 04' East (North 70° 40' 34" East on said survey) 83.36 feet to the easternmost corner of said Lot No. 2; thence North 88° 00' West (North 85° 20' 57" West on said survey) 15.11 feet on an iron pin, Ryden's original southeast corner; thence with Ryden's original east line and parallel with his west line, northeastwardly 180.0 feet, more or less, to a point in the southerly margin of Fairfax Avenue; thence with said margin of Fairfax Avenue, northwestwardly 60 feet to the point of beginning.

Being the same property conveyed to Carolyn Lee Harrison, by deed from Fred W. Ryden and wife, Joanne J. Ryden, of record in Book 4881, page 552, Register's Office for said County.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 54,000.00

Subscribed and sworn to before me, this the 15th day of December 19 75

Affiant Thomas R Harris

My commission expires: 4/25/76 (Affix Seal)

Notary Public Mary Ellen Jones

NOTARY PUBLIC AT LARGE

This is { unimproved ( ) / improved (X) } property, known as 415 Fairfax Avenue (House Number) Nashville, Tennessee (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Thomas R. Harris and wife, Carol C. Harris their *(successors), heirs and assigns forever.* I *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said* Thomas R. Harris and wife, Carol C. Harris their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness my *hand this* 15th *day of* December, 19 75, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Carolyn Lee Harrison

BOOK 4980 PAGE 189

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary Emory, *a Notary Public in and for said County and State,* Carolyn Lee Harrison, unmarried

the within named bargainor....., with whom I am personally acquainted, and who acknowledged that she *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, *Tennessee, this* 15th *day of* December, *19*75.

Mary Emory
Notary Public

Commission expires 4/25/76

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* ....self *to be* ..... *of the* ....., *the within named bargainor, a corporation, and that* ....he *as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* ....self *as* .....

Witness my hand and seal, at office in ....., *this* .....*day of* ....., *19*.....

.....*Notary Public*

Commission expires .....

PLEASE RETURN TO
CHICAGO TITLE INS. CO.
AMERICAN TRUST BLDG.
NASHVILLE, TENN. 37201 2806

WARRANTY DEED

FROM

Carolyn Lee Harrison, unmarried

TO

Thomas R. Harris et ux

DEC 17 75	CONV	54,000.00			
DEC 17 75	S'TAX		B*	140.40	
DEC 17 75	PR'FEE		B*	.50	
DEC 17 75	W'DEED		B*	4.00	* 144.90

D 28563
D 28563
IDENTIF. REFERENCE

DEC 17 9 26 AM '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631

NASHVILLE, TENNESSEE 37238