FORM NO. WD-1

BOOK 4980 PAGE 417

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 14,000.00

Frank E. Hipkins
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 16th DAY OF December, 1975

George H. Cate, Jr.
Notary Public

MY COMMISSION EXPIRES: 1-28-77

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
George H. Cate, Jr., Atty., 510 Stahlman Bldg., Nashville, Tn. 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Frank's Plumbing & Heating Co. (NAME)	Same (NAME)	131 r 0 8808
5104 Delaware Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	91-11
Nashville, Tn. 37209 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	258 Pull

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, Annie M. Cuzzort, Jesse R. Cuzzort, Ethel C. O'Brien, William R. Cuzzort, and Alice C. Gardner, heirs at law of Mabel Cuzzort Thomas, deceased

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Frank E. Hipkins, d/b/a Frank's Plumbing & Heating Company

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 the westerly 5 feet of Lot No. 1003 and all of Lots Nos. 1005 and 1007 of Block No. 153 in Plan No. 1, West Nashville, as of record in Book 57, Pages 74 and 75, Register's Office for said County.

Said Part of Lot No. 1003 and all of Lots Nos. 1005 and 1007 front together 55 feet on the northerly side of Delaware Avenue and run back between parallel lines 150 feet to an alley.

Being the same property conveyed to Gordon Thomas and wife, Mabel Cuzzort Thomas, by deed from Annie Cuzzort, a widow, of record in Book 2333, Page 420, Register's Office for Davidson County, Tennessee. The said Gordon Thomas and Mabel Cuzzort Thomas both having since died, and the said Gordon Thomas having predeceased the said Mabel Cuzzort Thomas.

DEC 17 75	CONV	14,000.00			
DEC 17 75	S'TAX		B*	36.40	
DEC 17 75	PR'FEE		B*	.50	
DEC 17 75	W'DEED		B*	6.00	* 42.90

RECORDER'S MEMO: Legibility of Writing, Typing or Printing In This Document Unsatisfactory When Received.

This is unimproved (X) improved property, known as 5102 Delaware Avenue, Nashville, Tn. 37209
(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 hands this 17th day of October, 1975

(1) Annie M. Cuzzort
Annie M. Cuzzort

(2) Jesse R. Cuzzort
Jesse R. Cuzzort

(3) Ethel C. O'Brien
Ethel C. O'Brien

(4) William R. Cuzzort
William R. Cuzzort

(5) Alice C. Gardner
Alice C. Gardner

STATE OF TENNESSEE
Davidson County

BOOK 4980 PAGE 418

Personally appeared before me, Mrs. Irene Steranka, a Notary Public in and for said County and State, the within named Annie M. Cuzzort and Ethel C. O'Brien

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 24th day of November 19 75.

Commission expires September 7 1978

Mrs Irene Steranka
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) acknowledged (themselves) (himself) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) as such _____ and (they) _____, 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
Annie M. Cuzzort, et al

TO
Frank's Plumbing & Heating Company

D 28661

IDENTIF. REFERENCE

DEC 17 12 42 PM '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Title Guaranteed
NASHVILLE, TENN.

STATE OF MICHIGAN

OAKLAND COUNTY

Personally appeared before me, Jesse R. Cuzzort, a Notary Public in and for said County and State, the within named Jesse R. Cuzzort, 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 Detroit, Michigan, this 6th day of November, 1975.

Terrence Carlson
Notary Public

My Commission Expires: 9-6-77

TERRENCE CARLSON
Notary Public Oakland County, Mich.
Acting in Wayne County, Mich.
My Commission Expires Sept. 6, 1977

STATE OF SOUTH CAROLINA

COUNTY OF Dorchester

Personally appeared before me, William R. Cuzzort, a Notary Public in and for said County and State, the within named William R. Cuzzort, 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 Summerville, SC., South Carolina, this 27th day of Oct, 1975.

Virginia O. Lipham
Notary Public

My Commission Expires: 1-22-80

STATE OF TEXAS

COUNTY OF GALVESTON

Personally appeared before me, Alice C. Gardner, a Notary Public in and for said County and State, the within named Alice C. Gardner, the 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 Galveston, Texas, this 3RD day of NOVEMBER, 1975.

E Hooks
Notary Public

My Commission Expires: 1977