BOOK 5027 PAGE 365

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $9,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF May, 1976.

W. Williams
Notary Public

~~MY COMMISSION EXPIRES: 11-22-79~~ Exp. Pby.

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Larry Cole Attorney 1509 17th Ave. So. Nashville, Tn.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jimmy E. Kleinert (NAME)	Commerce Union Bank (NAME)	23-W-1460
1900 Electric Ave. (STREET ADDRESS OR ROUTE NUMBER)	800 Main St. (STREET ADDRESS)	Map 94-2
Nashville, Tenn. 37206 (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. 37206 (CITY) (STATE) (ZIP)	Par 200

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, Clarence P. Nolen & wife, Jewell D. Nolen

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jimmy E. Kleinert & wife, Patricia L. Kleinert

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 westerly 50 feet of Lots Nos. 83, 84 and 85 in the United Electric Railway Addition to East Nashville, of record in Book 161, page 8, Register's Office for Davidson County, Tennessee.

Said westerly 50 feet of Lots Nos. 83, 84 and 85 front 50 feet on the south side of Electric Avenue and extends back between parallel lines 150 feet to an alley. The west line of said property is the east margin of South 19th Street.

Being the same property conveyed to Clarence P. Nolen et ux, by deed from E. N. Collier et ux, et al of Record in Book 4365, page 108, Register's Office of said county.

This is { } unimproved { } improved property, known as 1900 Electric Avenue (House Number) (Street) Nashville Tenn. (P. O. Address) (City or Town) 37206 (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 20th day of May, 1976

Clarence P. Nolen

Jewell D. Nolen

RECEIVED FOR RECORD

BOOK 5027 PAGE 366

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Larry Cole, a Notary Public in and for said County and State, the within named Clarence P. Nolen & wife, Jewell L. Nolen

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 20 day of May 19 76

Commission expires 11-29-79

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 (his oath) (their several oaths) acknowledged (himself) (themselves) 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

Clarence Nolen, et ux

TO

Jimmy E. Kleinert, et ux

D 50181

IDENTIF. REFERENCE

MAY 21 8 22 AM '76

REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAY21 76	CONV	*9,000.00			
MAY21 76 S'TAX			B*	23.40	
MAY21 76 PR'FEE			B*	.50	
MAY21 76	W'DEED		B*	4.00	* 27.90