D E E D

PARCEL NO. 453

MAP NOS. 81-16

This deed was prepared by:
Mose J. Davie, Attorney
1026-4th Ave., North
Nashville, TN 37219

BOOK 5042 PAGE 407 92-11 44 PW

WHEREAS, by Quitclaim Deed as of Record in Book 3502, page 572, Register's Office for Davidson County, Tennessee; the following parcels or tracts of land were conveyed to Mary Galloway Graham of Marion County, Indiana by deed from Edward W. Graham.

WHEREAS, the said Mary Galloway Graham and Edward W. Graham having since divorced and the said Mary Galloway Graham having since married Alvin D. Davis. MISC. 8* 6.00 * 6.00

WHEREAS, it is the desire of Mary Graham Davis to convey an interest in the said property to her present husband, so that the said Alvin D. Davis may own an interest in the said parcels or tracts of land as tenants by the entirety under the provisions of Section 64-109 of the Tennessee Code Annotated which is as follows:

> "64-109. Estate by entireties created by direct conveyance. Any married person owning property or any interest therein in his or her own name, desiring to convert his or her interest in such property into an estate by the entireties with his or her spouse, may do so by direct conveyance to such spouse by an instrument of conveyance which shall provide that it is the grantor's intention by such instrument to create an estate by the entireties in and to the entire interest in the said property previously held by the grantor. [Acts 1949, ch 255, Section 1; modified C. Supp. 1950, Section 8461.1 (Williams, Section 7605.1).]

NOW, THEREFORE, for and in consideration of the sum of one-dollar ($1.00), cash in hand paid by Alvin D. Davis, the receipt of which is hereby acknowledged, and it being the intention of the Vendor, Mary G. Davis, by this instrument, to create an estate by the entireties in and to her entire interest in the following described properties previously held by the Grantor.

I, Mary Galloway Davis, have bargained and sold and by these presents do transfer and convey unto the said Alvin D. Davis, an interest as a tenant by the entirety in and to any interest that I might have in the following described tracts of land, to wit:

Burgess + Jay Bills
Alvin D. Davis etux
60930 V4Xtx 5-1 Fund Insurance

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TRACT NO. I: Land in Davidson County, Tennessee, being Lot No. 10 on the Plan of W. B. Cooper's Addition to Nashville as of record in Book No. 57, page 39, Register's Office for Davidson County, Tennessee. Said Lot No. 10 fronts 50 feet on the northerly side of Clifton Pike or Road, and runs back between parallel lines 180 feet to an alley. And being the same property conveyed to Moses McKissack, IV, and wife, Mary Ethel McKissack by deed from Mrs. Anna Cooper Frost, and husband, Norman Frost, of record in Book 1383, page 254, Register's Office for Davidson County, Tennessee; and quit-claimed to Mary Ethel McKissack by Moses McKissack, IV, by deed agreement dated 12 June, 1957, or record in Book 2650, page 325, said Register's Office; the said Mary Ethel McKissack, and Mary Galloway Graham, being one and the same person, she having been formerly married to and divorced from the said Moses McKissack, IV, and being presently married to the said Edward Graham. Said Mary Galloway Graham conveyed a one-half (1/2) interest by the entirety to the said Edward Graham by deed dated 10 August, 1962, recorded in Book 3428, page 434, said Register's Office; the same being quit-claimed to Mary Galloway Graham by Edward W. Graham dated January 28, 1963, recorded in Book 3502, page 572, said Register's Office.

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TRACT NO. II: Land in Davidson County, Tennessee, being part of Lot No. 1 on the Plan of Thomas Harding's First Addition, a plan of which is of record in Book 19, page 241, Register's Office for Davidson County, Tennessee, described as follows:

Beginning at the southwest corner of 12th Avenue North and Jefferson Street, being the northeast corner of said Lot No. 1, and running thence westwardly with the southerly margin of Jefferson Street 65 feet more or less, to Schnell's northeast corner; thence with Schnell's east line southwardly 62½ feet, more or less, to the northerly margin of an alley; thence with said alley eastwardly 65 feet, more or less, to the westerly margin of 12th Avenue, North; thence with said Avenue northwardly 50 feet, more or less, to the point of beginning. Being the same property conveyed to Moses McKissack, IV, and wife, Mary McKissack, by deed from Sidney Schulman and wife, Blanche K. Schulman, of record in Book 2201, page 173, Register's Office for Davidson County, Tennessee; and quit-claimed to Mary Ethel McKissack by Moses McKissack, IV, by deed agreement dated 12 June 1957, of record in Book 2650, page 325, said Register's Office, the said Mary Ethel McKissack, and Mary Galloway Graham, being one and the same person, she having been formerly married to and divorced from the said Moses McKissack, IV, and presently being married to the said Edward Graham. Said Mary Galloway Graham conveyed a one-half (1/2) interest by the entirety to the said Edward Graham by deed dated 10 August, 1962, recorded in Book 3428, page 434, said Register's Office; the same being quit-claimed to Mary Galloway Graham by Edward W. Graham dated January 28, 1963, recorded in Book 3502, page 572, said Register's Office.

TO HAVE AND TO HOLD the said interest as tenant's by the entirety in and to the said tracts or said parcels of land with the appurtenances, estate, title and interest thereto belonging to the said Alvin D. Davis.

AND, I, Mary G. Davis, do covenant and bind myself, my heirs and assigns to warrant and forever defend the title conveyed to Alvin D. Davis as a tenant by the entirety, his heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS my hand at Indianapolis, Indiana, this 25th day of June, 1976.

Mary Galloway Davis
MARY GALLOWAY DAVIS

STATE OF INDIANA)
:
COUNTY OF MARION)

Before me, the undersigned a Notary Public in and for said County and State this 25th day of June, 1976, personally appeared the within named Mary Galloway Davis, Grantor in the above conveyance, and acknowledged the same to be her voluntary act and deed, for theuuses and purposes herein mentioned.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official seal.

SEAL

James A. Lennois
NOTARY PUBLIC

My commission expires: 2-23-80

I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater, is $1.00.

AFFIANT

Sworn to and subscribed before me this ___ day of ___, 1976.

IDENTIFICATION REFERENCE

FILED JUL 6 2 15 PM '76
FELIX A. LEWIS
DAVIDSON COUNTY REGISTER

D 56959

DEPUTY REGISTER