BOOK 5083 PAGE 958

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 38,600.00

Faustine Fife Templeton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF November 1976.

Patricia L. Lowe
Notary Public

MY COMMISSION EXPIRES: 9-8-79

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

WILKINS, ADAMS & WEEMS, ATTORNEYS, 401 Union Street, Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Faustine Fife Templeton (NAME)	SAME (NAME)	11D 78685
713 Florence Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Map 52-6
Madison, TN. 37115 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	Par 64

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~~ I, LOIS CLARK BUSH, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Faustine Fife Templeton and Pressley Templeton, an undivided one-half interest each, as tenants in common

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 Lot No. 21 on the Map of Madison Heights Subdivision, Section I, as of record in Book 1424, page 6, Register's Office for said County.

SAID Lot No. 21 fronts 100 feet on the easterly side of Florence Avenue and runs back 420 feet on the northerly line and 430 feet on the southerly line, to a dead line, measuring 100.5 feet thereon.

BEING the same property vested in Lois Clark Bush, also known as Lois C. Clark, also known as Fannie Lois Clark, also known as Fannie L. Clark, said property having been conveyed to her and her former husband Clellan L. Clark, by Installment Deed from Joe E. Sutherland of record in Book 1643, page 216, Register's Office for Davidson County, Tennessee; the interest of said former husband having been divested out of him and vested in the said Fannie Lois Clark by decree of the Fourth Circuit Court for Davidson County, Tennessee, Case No. 49530, a certified copy of said decree having been recorded in Book 4194, page 276, said Register's Office.

This is unimproved ( ) improved (X) property, known as 713 Florence Avenue, Madison, TN. 37115
(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 my hand this 1st day of November, 1976

Lois Clark Bush
Lois Clark Bush

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Lois Clark Bush

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 Nashville, Tennessee, this 1st day of November 19 76.

Commission expires 9-8-79

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

LOIS CLARK BUSH, unmarried

TO

Faustine Fife Templeton and Pressley Templeton, an undivided one-half interest each, as tenants in common.

D 75200

IDENTIF. REFERENCE

Nov 3 8 54 AM '76

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

WILKINS, ADAMS & WEEMS, ATTORNEYS
401 Union Street
1100 Fidelity Federal Building
Nashville, Tennessee 37219

NOV-3 76	CONV	38,600.00			
NOV-3 76	S'TAX		B*	100.36	
NOV-3 76	PR'FEE		B*	.50	
NOV-3 76	W'DEED		B*	4.00	* 104.86