BOOK 5038 PAGE 884

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $2,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16 DAY OF December 19 78.

Notary Public

MY COMMISSION EXPIRES: 5/25/80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Bernard M. Rosenblum, Attorney, 18th Floor - L&C Tower, Nashville, TN
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Thomas O. Martin, et ux (NAME)	Thomas O. Martin, et ux (NAME)	81-7-279
1912 - 15th Ave., North (STREET ADDRESS OR ROUTE NUMBER)	1912 - 15th Avenue, North (STREET ADDRESS)	02W-26075
Nashville, TN 37208 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37208 (CITY) (STATE) (ZIP)	

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, Dorothea C. Allen and husband, John T. Allen

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Thomas O. Martin and wife, Frances G. Martin

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 Lot No. 33 on the map of Menees subdivision, Lot No. 8, Thomas Woodard's Subdivision, as of record in Book 161, page 44 Register's office for Davidson County, Tennessee.

Said Lot No. 33 fronts 50 feet on the Easterly side of 15th Avenue, North and runs back 129.8 feet on the northerly line and 128.4 on the southerly line, to an alley and measures 50 feet thereon.

Being the same property conveyed to Dorothea C. Allen by quitclaim deed from John T. Allen and Mary Elizabeth High of record in Book 3074, page 499, Register's office for Davidson County, Tennessee; and being the same property inherited by John T. Allen and Mary Elizabeth High, being the only two children and only heirs of their father, J.T. Allen, an unmarried widower who died intestate in 1956.

This is unimproved ( ) improved (X) property, known as 1912 - 15th Avenue, North Nashville, TN 37208
(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 hand s this 12th day of December, 19 78

Dorothea C. Allen

John T. Allen

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, Allen Nathan, a Notary Public in and for said County and State, the within named Dorothea C. Allen and husband, John T. Allen

the bargainors, 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 13th day of December 1976

Commission expires My Com Exp

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

Dorothea C. Allen and husband,

John T. Allen

TO

Thomas O. Martin and wife,

Frances C. Martin

D 8 2 0 9 4

RECEIVED FOR REFERENCE

Dec 21 9 31 AM '76

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

DEC 21 '76	CONV	*2,500.00		
DEC 21 '76	STAX		B* 6.50	
DEC 21 '76	STATE		B* .50	
DEC 21 '76	MISC		B* 4.00	* 11.00

Return to: Thomas O. Martin
4820 Fairmont Court
Nashville, Tennessee 37215