This instrument prepared by:
James R. Wyatt, Attorney
First American Center
Nashville, Tennessee

BOOK 5111 PAGE 635

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
The Nashville Banner Publishing Company, et al (NAME)	SAME (NAME)	Map 72-5
1100 Broadway (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 15
Nashville, TN 37202 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100----------

----------($10.00)---------- Dollars,

cash in hand paid by The Nashville Banner Publishing Company and Tennessean Newspapers, Inc. and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

We, Jesse James Clark and wife, Laudine Clark

have this day bargained and sold, and do hereby transfer and convey unto the said The Nashville Banner Publishing Company and Tennessean Newspapers, Inc. its (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 1 on the Map of Section One, Rothwood, as of record in Book 1424, page 134, Register's Office for said County.
Said Lot No. 1 fronts 65 feet on the northerly side of Trinity Lane, and runs back between parallel lines, 185 feet to a dead line.

Included in the above description, but excluded therefrom, is that part of said property conveyed to State of Tennessee, by deed from J. J. or Jesse James Clark and wife, Barbara Vaughn Clark, of record in Book 4093, page 650, Register's Office for said County.

Being the same property conveyed to J.J. or Jesse James Clark, by deed from James E. McGuire and wife, as of record in Book 2996, page 387, and by deed from Lucy Ann Clark, in Book 3220, page 467, both in the Register's Office for said County. The said J.J. and Jesse James Clark are one and the same person.
This conveyance is subject to an easement for cut and fill slopes as set out in instrument of record in Book 4093, page 650; an easement for public utilities, anchor easements, and building setback lines and owner's certificate, of record in Book 1424, page 134; an easement for sanitary sewers and/or storm drainage, of record in Book 4125, page 505, all of record in Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $31,400.00

Subscribed and sworn to before me, this the 1st day of February, 19 77

Affiant

My commission expires: 2/8/78 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 707 East Trinity Lane, Nashville, Tennessee 37205
(House Number) (Street) P. O. Address: (City, or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said The Nashville Banner Publishing Company and Tennessean Newspapers, Inc. its (successors), heirs and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for 1977 taxes which are prorated and assumed by the grantees.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said The Nashville Banner Publishing Company and Tennessean Newspapers, Inc. its (successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand S this 1st day of February, 1977, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Jesse James Clark

Laudine Clark

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary W. Ashburn, *a Notary Public in and for said County and State,* Jesse James Clark and wife, Laudine Clark

the within named 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* 1st *day of* February, *19* 77.

Mary W. Ashburn
Notary Public

Commission expires 2/8/78

NOTARY PUBLIC DAVIDSON COUNTY TENNESSEE

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ....*of the* ....., *the within named bargainor, a corporation, and that* .....*he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in ....., *this* .....*day of* ....., *19*.....

.....*Notary Public*

Commission expires.....

FEB-27-77 CONV 31,400.00
FEB-27-77 S'TAX B* 81.64
FEB-27-77 PR'FEE B* .50
FEB-27-77 W'DEED B* 4.00 * 86.14

WARRANTY DEED

FROM

Jesse James Clark, et ux

TO

The Nashville Banner Publishing Company, et al

D 8 7 7 7 7

TAX REFERENCE

FEB 2 12 40 PM '77

REGISTER
DAVIDSON COUNTY, TENN.

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6-23/006

CHICAGO TITLE INS. CO.
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