D 9 9 0 4 6

BOOK 5136 PAGE 789

IDENTIF. REFERENCE

APR 15 4 20 PM '77

REGISTER
DAVIDSON COUNTY, TENN.

This Instrument was prepared by
Robert C. Hawley of the law firm
Ireland, Stapleton, Pryor &
Holmes Professional Corporation,
1700 Broadway, Suite 2017,
Denver, Colorado 80290

WARRANTY DEED

Address new owner (1/4 interest) as follows:	Send tax bills to:	Map-Parcel Nos:
Rachel Wiebe Allen 1201 Williams #13A Denver, Colorado 80218	Cork 'N Cleaver, Inc. 4730 Oakland Street Suite 500 Denver, Colorado 80239	134 Parcel 197

This Indenture, made this 5th day of April, 1977, between John T. Allen, Jr. ("Seller") of the County of Denver and State of Colorado, of the one part, and Rachel Wiebe Allen ("Buyer") of the County of Delta and State of Colorado, of the other part.

Witnesseth: That the said Seller, for and in consideration of One Hundred and Twelve Thousand Dollars ($112,000.00), in hand paid by the said Buyer, the receipt whereof is hereby acknowledged, hereby sells and conveys unto the said Buyer, her heirs and assigns forever, the certain tract of lands situated and being in the County of Davidson, State of Tennessee:

An undivided 1/4 interest in and to land in Davidson County, Tennessee, being Lot No. 3 on the Plan of Century Center Park, Re-sub, of Lots Nos. 1 and 2 as of record in Book 4675, Page 97, Register's Office for said County, described as follows:

Beginning on the easterly margin of Wallace Road at the corner of Lots Nos. 1 and 3; thence leaving Wallace Road, South 86°41'51" East 306.16 feet to a point; thence, South 2°50' West 118.48 feet to a point in the northerly line of Lot No. 2 of Century Center Park, of record in Plan Book 4675, Page 31, Register's Office for said County; thence along the said northerly line of Lot No. 2, South 59°46' West 64.17 feet to a point; thence, North 87°10' West 252.37 feet to the easterly margin of Wallace Road; thence with the same North 2°50' East 156 feet to the beginning.

Being the same property conveyed, a 1/4 interest each, to John T. Allen, Jr., J. Thomas Allen, III, Steven E. Allen and Leslie Allen Thompson by Warranty Deed from Cork 'N Cleaver, Inc., an Ohio corporation, of record September 3, 1975, in Book 4947, Page 591, Register's Office for said County.

This is improved property known as 99 Wallace Road, Nashville, Tennessee.

To have and to hold, the aforesaid land, with all and singular the hereditaments and appurtenances of and to the same belonging or in anywise appertaining to the said Buyer, her heirs and assigns forever, and the said Seller for his heirs and representatives does covenant and agree to and with the said Buyer, her heirs or assigns, that Buyer is lawfully siezed in fee of the aforesaid premises; that the same are free of all encumbrances; that she has good right to

sell and convey the same to Buyer as aforesaid; and that the before granted land and premises she will warrant and defend against all lawful claims whatever which may be asserted against the undivided 1/4 interest conveyed herein in said land and premises.

In witness whereof, the said Seller has hereto set his hand and affixed his seal the day and year above written.

John T. Allen, Jr., Seller

ACKNOWLEDGMENT

CITY AND COUNTY OF DENVER)
) ss.
STATE OF COLORADO)

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared John T. Allen, Jr., to me known to be the person described and who executed the foregoing instrument, and acknowledged that he executed the same for the purposes therein contained.

Witness my hand and official seal.

Notary Public

My Commission expires: 10-6-78

AFFIDAVIT

CITY AND COUNTY OF DENVER)
) ss.
STATE OF COLORADO)

The actual consideration or value, whichever is greater, for this transfer is $112,000.00. Subscribed and sworn to before me this 5th day of April, 1977.

Affiant

Notary Public

My Commission expires: 10-6-78

APR 15 CONV 90,000.00
APR 15 CONV 22,000.00
APR 15 DOCSTAX B* 291.20
APR 15 RECFEE B* .50
APR 15 RECORD -2- B* 4.00 * 295.70