FORM NO. WD-1

BOOK 5158 PAGE 868

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $5,600.00

Julia M. Clemmons Fitzgerald
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF June 1977.

OFFICIAL SEAL
NOTARY PUBLIC - CALIFORNIA
(AFFIX SEAL) COUNTY
My Commission Expires June 8, 1977

THIS INSTRUMENT WAS PREPARED BY
Robert F. Doyle, Attorney 509 Stahlman Bldg. Nashville, Tenn. 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
J. T. Murphree (NAME)	J. T. Murphree (NAME)	Map 83-5
1107 Calvin Avenue (STREET ADDRESS OR ROUTE NUMBER)	802 Ewing Avenue (STREET ADDRESS)	Par. 225
Nashville Tenn. (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. 37203 (CITY) (STATE) (ZIP)	23W-8915

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, JULIA M. CLEMMONS Fitzgerald, a widow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO J. T. MURPHREE

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. 4 on the Plan of a Subdivision of the Calvin Davis Lot in Block "B" of the F. O. Beasley Addition to East Nashville, as of record in Book 57, page 85, Register's Office for Davidson County, Tennessee.

Said Lot No. 4 fronts 50 ft. on the northerly side of Calvin Avenue and runs back between parallel lines 150 ft. to an alley.

Being the same property conveyed to Julia M. Clemmons by Deed from Thomas W. Gardner and wife, Alice R. Gardner, of record in Book 841, page 292, said Register's Office.

This is unimproved ( ) improved (X) property, known as 1107 Calvin Avenue, Nashville, Tennessee
(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 7th day of JUNE, 1977

Mrs. Julia M. Clemmons Fitzgerald

BOOK 5158 PAGE 869

STATE OF TENNESSEE
California
County Monterey

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Julia M. Clemmons FitzGerald

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 this 1st day of June 1977

OFFICIAL SEAL
CAROLYN WILLIAMS TEMPLE
NOTARY PUBLIC - CALIFORNIA
PRINCIPAL OFFICE IN
MONTEREY COUNTY
My Commission Expires June 8, 1977

Commission expires

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 JULIA M. CLEMMONS FITZGERALD

TO J. T. MURPHREE

E 0 8 9 3 3

IDENTIF. REFERENCE

JUN 14 10 51 AM '77

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JUN 14 77	CONV	*5,600.00			
JUN 14 77	S'TAX		B*	14.56	
JUN 14 77	PR'FEE		B*	.50	
JUN 14 77	M'DEED		B*	4.00	* 19.06

5 [illegible] 869