ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Fannie E. Gardner & Cecil C. Butler	J.T's Cecil C. Butler	81-10
(NAME:) 1731 23rd Avenue North	(NAME:) 1731 23rd Avenue North	253
(STREET ADDRESS OR ROUTE NUMBER) Nashville 37208 Tennessee	(STREET ADDRESS) Nashville 37208 Tennessee	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of Ten ($10.00) Dollars and other good and valuable consideration *DOLLARS*

Fannie Elaine Gardner *have bargained and sold, and by these presents do transfer and convey unto the said* Cecil C. Butler and Fannie Elaine Gardner as joint tenants and not as tenants in common *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Land in the 8th, formerly the 12th, Civil District of said County, being lot No. 368 on the plan of J. M., T.J. and G. W. Harding's Addition, as of record in book 21, page 80, Register's Office for said County.
Said lot No. 368 fronts 50 feet on the westerly side of 23rd Avenue North, formerly Laaland Street, and runs back between parallel lines 189 feet, more or less, to an alley.
Being the same property conveyed to John T. James and wife, Helen James by deed from Mabel Morgan, of record in book 1786, page 595, said Register's Office.

Deed prepared by
Cecil C. Butler
Attorney at Law

1118 Parkway Towers
Nashville, Tennessee 37219

unimproved ( )
This is improved ( ) property, known as 1731 (House Number) 23rd Avenue North (Street) Nashville, Tennessee (P. O. Address: City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Cecil C. Butler and Fannie Elaine Gardner *heirs and assigns, forever.*

And she does ~~do~~ *covenant with the said* Cecil C. Butler and Fannie Elaine Garner *that* she is *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.*

And Fannie Elaine Gardner *do further covenant and bind* herself and her *heirs and representatives, to warrant and forever defend the title to the said land to the said* Cecil C. Butler and Fannie Elaine Gardner their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness her *hand this* 1 *day of* May, *19* 77, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 20,000

Affiant Fannie L. Gardner

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

Notary Public

My Commission Expires: 4-30-78

(Affix Seal)

X/(s) Fannie Elaine Gardner
Fannie Elaine Gardner, Seal

BOOK 5183 PAGE 877

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, A. C. Walker, a Notary Public in and for said County and State, Fannie Elaine Gardner

the within named 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 May, 19 77.

A. C. Walker, Notary Public

Commission expires 8-30-78

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

WARRANTY DEED

FROM

Fannie Elaine Gardner

TO

Cecil C. Butler and

Fannie Elaine Gardner as

joint tenants and not as tenants in common.

E 20328

IDENTIF. REFERENCE

AUG 15 10 30 AM '77

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

AUG 15 77	CONV	*2,000.00				
AUG 15 77	S'TAX		B*	5.20		
AUG 15 77	PR'FEE		B*	.50		
AUG 15 77	W'DEED		B*	4.00	*	9.70

Compliments of
Guaranty Title Company
A Division of
Kansas City Title Insurance Company
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE