BOOK 5189 PAGE 834

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 6,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29 DAY OF August, 19 77

Notary Public

MY COMMISSION EXPIRES: 10-3-77

(AFFIX SEAL)

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 72-14
1407 Chester Avenue (STREET ADDRESS OR ROUTE NUMBER)	802 Ewing Avenue (STREET ADDRESS)	Par. 301
Nashville, Tenn. (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. 37203 (CITY) (STATE) (ZIP)	15DA-31840

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, CAROLYN MILLER RICE, an unmarried person

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. 16 of Block A on the Map of Belle Forest Subdivision No. 2 as of record in Book 843, page 94, Register's Office for said County, described as follows:

BEGINNING at a point in the north margin of Chesterfield Avenue (now known as Chester Ave.), at the common corner of Lots Nos. 16 and 17; thence with the line between said lots, northerly 132 ft. to a point; thence easterly 27.5 ft. to an inner corner of Lot No. 16; thence northerly 59 ft. to the common corner of Lots Nos. 16 and 11; thence with the line between said lots, easterly 22 ft. to the common corner of Lots Nos. 15 and 16; thence with the line between said lots, southerly 191 ft. to the north margin of Chesterfield Avenue (now known as Chester Avenue); thence with the margin of the same, westerly 50 ft. to the point of beginning.

BEING the same property conveyed to Florence Miller Pearcy and Carolyn Miller Rice, as joint tenants with the right of survivorship, the entire fee to vest in the survivor at the death of either, by deed from Freeman G. Evans and wife, Kathleen F. Evans, as of record in Book 4090, page 880, said Register's Office. The said Florence Miller Pearcy having since died.

This conveyance is made subject to 1977 Metro property taxes which have been prorated between the parties and are hereby assumed by the grantee herein.

unimproved ( )
This is improved (X) property, known as 1407 Chester 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 25 day of August, 19 77

Carolyn Miller Rice

BOOK 5189 PAGE 835

STATE OF ~~TENNESSEE~~ KENTUCKY
~~Davidson~~ County
JEFFERSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Carolyn Miller Rice

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 Louisville, ~~Tennessee~~ Ky, this 25 day of August 1977.

Notary Public, Jefferson County, Kentucky.
My Commission expires August 27, 1981.

Arlene E. Hopkinson
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

E 2 3 1 7 0

WARRANTY DEED

FROM
Carolyn Miller Rice

TO
J. T. Murphree

IDENTIF. REFERENCE

AUG 30 11 05 AM '77

FELIX ... REGISTER
DAVIDSON COUNTY, TENN.

AUG 30 77	CONV	*6,500.00			
AUG 30 77	S'TAX		B*	16.90	
AUG 30 77	PR'FEE		B*	.50	
AUG 30 77	W'DEED		B*	4.00	* 21.40

Mail Deeds to Eleanor Duff, Stahlman Bldg, Nashville

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.