This instrument was prepared by:
FRAZIER & FAIMON, ATTORNEYS
200 Court Square Building
Nashville, TN 37201

BOOK 5198 PAGE 734

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
John M. Douglass, Jr. & M. J. Gorham, Jr.	same	104-2
(NAME)	(NAME)	
120 30th Avenue, North		par. 320 gr.
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Twenty-two Thousand Five Hundred and no/100 ($22,500.00) ---------- *Dollars,* cash in hand paid, the receipt of which is hereby acknowledged,

I, Mamie Rust

have this day bargained and sold, and do hereby transfer and convey unto the said John M. Douglass, Jr. and M. J. Gorham, Jr.

their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 8 on the Plan of Euclid Subdivision of a part of Lots 42 and 43, Boyd Cockrell Springs Tract, of record in Plat Book 421, page 86, Register's Office for said County.

Said Not No. 8 fronts 50 feet on the east margin of 30th Avenue, North and runs back between parallel lines 105.3 feet to an alley in the rear.

Being the same property conveyed to Mamie Rust by deed from Euclid Realty Company of record in Book 554, page 106, 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 22,500.00

Subscribed and sworn to before me, this the 16th day of September, 19 77

Affiant: Charles T. Hooper

My commission Expires: May 8, 1978 (Affix Seal)

Notary Public: Mm Collier

This is unimproved ( ) improved (XX) property, known as 120 30th Avenue, North, Nashville, Tennessee (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 John M. Douglass, Jr. and M. J. Gorham, Jr. their *(successors), heirs and assigns forever.* I do *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

I *further covenant and bind* myself and my *heirs and representatives, to warrant and forever defend the title to said real estate to said* John M. Douglass, Jr. and M. J. Gorham, Jr. their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness my *hand this* 16th *day of* September, 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.*

MAMIE RUST

Mamie Rust

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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Personally appeared before me, Ann Callis, *a Notary Public in and for said County and State,* Mamie Rust

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* 16th *day of* September, *19* 77

Ann Callis
Notary Public

Commission expires May 8, 1978

ANN CALLIS ★ NOTARY PUBLIC ★ DAVIDSON COUNTY

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.....

SEP20 77	CONV	22,500.00				
SEP20 77	S'TAX		B*	58.50		
SEP20 77	PR'FEE		B*	.50		
SEP20 77	W'DEED		B*	4.00	*	63.00

WARRANTY DEED

FROM

MAMIE RUST

TO

JOHN M. DOUGLASS, JR. and

M. J. GORHAM, JR.

E 26900

IDENTIF. REFERENCE

SEP 20 10 56 AM '77

FELIX ... REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238