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ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
Maurice Chapman McNellis	Same	Map 117-8
(NAME)	(NAME)	
1707 Primrose Avenue		Parcel 52
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37212		
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of ----------$10.00---------- TEN AND NO/100---------- DOLLARS

Cash in hand paid by MARTHA C. McNELLIS, and other good and valuable considerations, the receipt of which is hereby acknowledged,

FEB-3 MISC B* 4.00 * 4.00

I, Maurice Chapman McNellis

have bargained and sold, and by these presents do transfer and convey unto the said

Martha C. McNellis

the GRANTEES herein, their heirs and assigns, a one-half undivided interest in and to a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in the 4th, formerly the 24th Ward, of the City of Nashville, Davidson County, Tennessee, being Lot No. 45 on the Plan of Belmont Terrace, as of record in Book 421, page 101, Register's Office for said County.

Said Lot No. 45 fronts 60 feet on the southerly side of Primrose Avenue and runs back between parallel lines 160.4 feet to an alley.

Being the same property conveyed to Maurice Chapman McNellis by deed from Margaret Chapman Bilbrey of record in Book 4455, page 585, Register's Office for Davidson County, Tennessee.

The Grantor herein owns the fee simple title to said land and it is the intent and desire of the Grantor to create an estate by the entirety, and the entire interest in said land previously held by the Grantor be held with the Grantee herein, pursuant to Section 64-109 of Tennessee Code Annotated.

unimproved ( )
This is improved (X) property, known as 1707 Primrose Avenue (House Number) (Street)
Nashville, Tennessee 37212 (P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 our hands this 1st day of February, 19 78.

Maurice Chapman McNellis
Maurice Chapman McNellis

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Maurice Chapman McNellis

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 1st day of February, 1978.

My commission expires June 9, 1980 Notary Public Lois M Houston

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF

The actual consideration for this transfer or value of property (whichever is greater) is $_____
This is equal to or greater than the property would bring at a fair and voluntary sale.

_____

Sworn to and subscribed before me
this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

This instrument was prepared by:

Name	Address
Briley, Richards & Wrenne, Attys.	P. O. Box 2645 Nashville, Tennessee 37219

250976-dh
WARRANTY DEED
FROM Maurice Chapman McNellis
TO Martha C. McNellis

E 49045

IDENTIF. REFERENCE

FEB 3 3 02 PM '78

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219