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78-2-30
FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $27,000.00

Sam Ward
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF February, 1978.

Notary Public

MY COMMISSION EXPIRES: 11/7/79
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
FOLEY & WEISS, Attorneys, 908 Fidelity Federal Building, Nashville, TN 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Sam Ward, Jr., et ux	Lumbermen's Investment Corporation	83-5-62
(NAME)	(NAME)	
1015 Chicamauga Street	5100 Poplar Avenue	27W-18770
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37206	Memphis, TN 38137	
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, JAMES E. ALRED and VIOLA T. ALRED, as tenants in common

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO SAM WARD, JR. and wife, ALLER PORTER WARD,

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 the easterly 37½ feet of the southerly 150 feet of Lot No. 58 and the westerly 25 feet of the southerly 150 feet feet of Lot No. 59 on the Plan of Stratton and Seymour's Addition to Edgefield, of record in Book 57, page 23, said Register's Office, described as follows:

BEGINNING on the northerly margin of Chicamauga Avenue or Street, 37.5 feet west of the corner of Lots Nos. 58 and 59; being the southeasterly corner of the property conveyed to E. L. Brooks and wife by deed from L. A. Morrisay and wife of record in Book 641, page 196, said Register's Office; thence with their easterly line northwardly 150 feet to the southerly margin of a proposed alley; thence with the southerly margin of said alley, eastwardly 62.5 feet to a point 25 feet east of the line between said Lots Nos. 58 and 59; thence southwardly and parallel with the line between said two lots 150 feet to the northerly margin of Chicamauga Avenue or Street; thence with the northerly margin of said Avenue or Street westwardly 62.5 feet to the point of beginning.

BEING the same property conveyed to James E. Alred and Viola T. Alred by deed from Administrator of Veterans Affairs of record in Book 5095, page 837, said Register's Office.

This conveyance is subject to any and all restrictions, if any, zoning regulations, and setback lines; and easements and rights-of-way for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantees herein.

unimproved ( )
This is improved (X) property, known as 1015 Chicamauga Avenue or Street, Nashville, TN 37206
(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 our hand s this 23rd day of February, 1978

James E. Alred
JAMES E. ALRED

Viola T. Alred
VIOLA T. ALRED

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James E. Alred and Viola T. Alred

the bargainor S, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 23rd day of February 19 78

Commission expires 11/7/79

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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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

FILE IN BOX 4

WARRANTY DEED

FROM
JAMES T. ALRED and
VIOLA T. ALRED

TO
SAM WARD, JR. and wife,
ALLEE PORTER WARD

E. 5.2.5.0.I.

IDENTIF. REFERENCE

FEB 28 11 47 AM '78

FELIX Z. WILSON JT. REGISTER
DAVIDSON COUNTY, TENN.

FEB 28	CONV	27,000.00				
FEB 28	S'TAX		B*	70.20		
FEB 28	PR'FEE		B*	.50		
FEB 28	W'DEED		B*	4.00	*	74.70

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.