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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $27,500

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF Aug. 19 78.

Notary Public

MY COMMISSION EXPIRES: Notary Public, Davidson County, Tennessee, My Commission Expires March 3, 1979

(AFFIX SEAL)

Mail

THIS INSTRUMENT WAS PREPARED BY
Patrick J. Kennedy, Attorney 204 Public Square No. Nash. 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Cornelius Yates (NAME)	Same (NAME)	MAP 71-16
900 Douglas Ave (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	PAR: 295
Nash, Tn. 37206 (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, Charles G. Wallace and wife, Carolyn R. Wallace

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Cornelius Yates

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 "A" on a plan of the re-subdivision of Lots Nos.393 to 397 inclusive in "Oakwood Park" as of record in Book 1130, page 9, Register's Office for said County.

Said Lot "A" fronts 55 feet on the southerly side of Mile End Avenue, and runs back 153.5 feet on the easterly line and 152.5 feet on the westerly line with the easterly margin of north Ninth Street to a dead line, measuring 55 feet thereon.

Being the same property conveyed to Virginia Vaughn Burklow by Quitclaim Deed from Orville M. Vaughn of record in Book 5079, page 564, Register's Office for Davidson County, Tennessee. The said Orville M. Vaughn being unmarried at the date of the quitclaim.

Being the same property conveyed to Charles G. Wallace and wife, Carolyn R. Wallace by installment deed from Virginia Vaughn Burklow and husband, Joseph Wayne Burklow of record in Book 5820, page 68, and quitclaim deed from Virginia Vaughn Burklow and husband, Joseph Wayne Burklow to Charles G. Wallace and wife, Carolyn R. Wallace of record in Book 5324 page 545, all of record in the Register's office for Davidson County, Tennessee.

This is ~~unimproved~~ improved (X) property, known as 900 Douglas Ave., 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 hands this 11th day of August, 19 78

Charles G. Wallace

Carolyn R. Wallace

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 Charles G. Wallace and Carolyn R. Wallace

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 11th day of August 19 78

Commission expires May 13, 1979

Patrick J. Kennedy
Notary Public

PATRICK J. KENNEDY NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

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

WARRANTY DEED

FROM
Charles G. Wallace and wife,
Carolyn R. Wallace

TO
Cornelius Yates

E 82594

IDENTIF. REFERENCE

AUG 14 11 50 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

AUG 14 78	CONV	27,500.00		
AUG 14 78	S'TAX		B*	71.50
AUG 14 78	P&F FEE		B*	.50
AUG 14 78	W'DEED		B*	4.00
			*	76.00