BOOK 5233 PAGE 580 FORM NO. WD-1

Prepared by Foley & Weiss, Attorneys by information by the parties.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 21,000

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF AUGUST, 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
ALBERT KNOX (NAME)	J. I. KISLAK MORTGAGE CORP. OF FL. (NAME)	Map 105-9
2014 12th Avenue South (STREET ADDRESS OR ROUTE NUMBER)	1101 Brickell Avenue (STREET ADDRESS)	Par 221
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Miami, Fl. 33131 (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, LORENA BOYD DOUGLAS, A SINGLE PERSON

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

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:

LAND in Davidson County, Tennessee, being part of Lot No. 5 on the Plan of A. B. Hills Subdivision of the Plant Lands, as of record in Book 332, page 65, Register's Office for said County, and described according to a survey made by John Kohl, Surveyor, dated July 9, 1971, as follows:

SAID part of said lot fronts 51.70 feet on the easterly side of 12th Avenue South and is described as Beginning at a point in the easterly margin of 12th Avenue South, as widened, at a point 52.00 feet southerly from the southerly margin of Caldwell Avenue; thence leaving the margin of 12th Avenue South, South 83 deg. 15' East 140.62 feet to a point in the westerly margin of an alley; thence with the margin of the same, South 6 deg. 30' East 52.00 feet to a point; thence North 83 deg. 15' West 142.15 feet to a point in the easterly margin of 12th Avenue South, as widened; thence with the margin of the same, North 4 deg. 49' west 51.70 feet to the point of beginning.

Being the same property conveyed to Lorena Boyd Douglas and brother, Robert L. Boyd by deed from Ronald S. Zeitlin and wife, Evelyn Elaine Zeitlin of record in Book 4541, page 942, Register's Office for Davidson County, Tennessee. The said Robert L. Boyd having since died, leaving Lorena Boyd Douglas the closest heir.

As part of the above consideration, the Grantees herein, assume and agree to pay the unpaid balance owing on a certain note executed by the Grantors herein of record in Book 4541, page 944, Register's Office for Davidson County, Tennessee.

This is (unimproved / improved (X)) property, known as 2014 12th Avenue South (House Number) (Street) Nashville, Tennessee (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 31st day of AUGUST, 19 78

Lorena Boyd Douglas

LORENA BOYD DOUGLAS

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named LORENA BOYD DOUGLAS

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 NASHVILLE, Tennessee, this 31st day of AUGUST 19 78

Commission expires 11/7/79

Claude P. Jackson
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

WARRANTY DEED

FROM LORENA BOYD DOUGLAS

TO ALBERT KNOX Neal

2462-13th Ave. S.
Nashville, Tenn. 37203

E 86763

IDENTIF. REFERENCE

SEP 5 10 08 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

SEP-5 78	CONV	20,000.00			
SEP-5 78	S'TAX		B*	52.00	
SEP-5 78	PR'FEE		B*	.50	
SEP-5 78	W'DEED		B*	4.00	* 56.50