This Form furnished by Attorneys Title Company, Inc.

BOOK 5334 PAGE 528 Form No. WD-2

FROM

BIRCHDALE EQUITY COMPANY,

a partnership

TO

JAMES A. GRAHAM, CHARLES L. GRAHAM, and REBECCA N. GRAHAM

For draftsman's use

This Instrument Was Prepared By

MORRIS LEVINE, Attorney-at-Law
717 Stahlman Bldg., Nashville, Tenn.

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James A. Graham, Et Al (NAME)	S A M E (NAME)	105-13-75
c/o R. Graham Realtors, Inc.		Field Bk. No.
2101 Sunset Place (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	22W-101851
Nashville, Tennessee 37212 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

IDENTIF. REFERENCE

SEP 6 1 36 PM '78

FELIX Z. NELSON JR. REGISTER
DAVIDSON COUNTY, TENN.

E 8712 8

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$18,000.00 James A. Graham
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF September, 19 78.

Notary Public

My Commission Expires Jan. 27, 1981

MY COMMISSION EXPIRES:

(AFFIX SEAL)

For and in Consideration of the sum of

---------EIGHTEEN THOUSAND ($18,000.00)---------DOLLARS

cash in hand paid by JAMES A. GRAHAM, CHARLES L. GRAHAM, and REBECCA M. GRAHAM, the receipt of all of which is hereby acknowledged,

BIRCHDALE EQUITY COMPANY, a partnership composed of William F. Copeland, David Clemmons and John W. Phillips,

have bargained and sold, and by these presents do transfer and convey unto the said JAMES A. GRAHAM, CHARLES L. GRAHAM and REBECCA M. GRAHAM,

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 the easterly 1/2 of Lot No. 46, on Belmont Land Company's Plan called Belmont Heights, as of record in Book 421, page 34, Register's Office for said County.

Said part of said lot fronts 50 feet on the northerly margin of Linden Avenue and runs back between parallel lines 169 feet to an alley.

BEING the same property conveyed to Birchdale Equity Company by deed from Fred W. Dies, Jr. and wife, Joyce P. Dies, of record in Book 4714, page 246, Register's Office for Davidson County, Tennessee.

SEP-6 78	CONV	18,000.00			
SEP-6 78 S'TAX			B*	46.80	
SEP-6 78 PR'FEE			B*	.50	
SEP-6 78	W'DEED		B*	4.00	* 51.30

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This is { unimproved ( ) / improved (X) } property, known as 1400 Linden Avenue, Nashville, Tennessee 37212
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said JAMES A. GRAHAM, CHARLES L. GRAHAM and REBECCA M. GRAHAM, THEIR heirs and assigns, forever.

And we do covenant with the said JAMES A. GRAHAM, CHARLES L. GRAHAM and REBECCA M. GRAHAM 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, except for 1978 taxes which have been prorated and are assumed by Grantees.

And BIRCHDALE EQUITY COMPANY, a Partnership, as aforesaid, do further covenant and bind ourselves and our heirs and representatives, to warrant and forever defend the title to the said land to the said JAMES A. GRAHAM, CHARLES L. GRAHAM and REBECCA M. GRAHAM, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 1st day of September, 1978

BIRCHDALE EQUITY COMPANY

BY: John W. Phillips

BY: William F. Copeland

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Charles M. Robin, a Notary Public in and for said County and State, the within named WILLIAM F. COPELAND and JOHN W. PHILLIPS

the bargainors, 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 1st day of September 1978.

My Commission Expires Jan. 27, 1981

Charles M Robin, Notary Public.

Commission expires .....

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 .....