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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 $ 5,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF November 1978

Notary Public

MY COMMISSION EXPIRES: March 20, 1979

(AFFIX SEAL)

This Instrument Was Prepared By
DENNEY, LACKEY & CHERNAU
218 Third Avenue North
Nashville, Tennessee 37201
NAME ADDRESS

THIS INSTRUMENT WAS PREPARED BY

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Stanley M. Chernau, Trustee (NAME)	Stanley M. Chernau, Trustee c/o Edwin B. Raskin, Co. (NAME)	92-13
c/o Edwin B. Raskin Co. 12th Floor 3rd Natl Bank (STREET ADDRESS OR ROUTE NUMBER)	12th Floor - Third Nat'l Bank Building (STREET ADDRESS)	Par 181
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (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, JOE HICE, JR. AND WIFE, JEWELL MARIE HICE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO STANLEY M. CHERNAU, TRUSTEE WITH FULL POWER TO MORTGAGE, SELL, TRANSFER, CONVEY OR OTHERWISE ENCUMBER WITHOUT THE JOINDER OF ANY BENEFICIARY

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 Lot No. 80 on the Map of Hortense Place, as of record in Book 161, page 167, said Register's Office.

Said Lot No. 80 fronts 50 feet on the westerly side of 33rd Avenue North, formerly Baron Street, and runs back between parallel lines, 140 feet to an alley.

Being the same property conveyed to Joe Hice, Jr. and wife, Jewell Marie Hice by deed from Eugene Taylor and wife, Etta Taylor of record in Book 3649, page 613, Register's Office for Davidson County, Tennessee.

This is improved (X) unimproved ( ) property, known as 319 33rd Avenue - North Nashville, Tennessee
(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 10th day of November, 19 78

Joe Hice, Jr.

Jewell Marie Hice

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 Joe Hice, Jr. and wife, Jewell Marie Hice

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 10th day of November 19 78

Commission expires March 21, 1979

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 (they) (he) 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

Joe Hice, Jr. and wife,

Jewell Marie Hice

TO

Stanley M. Chernau, Trustee

E 99588

IDENTIF. REFERENCE

Nov 10 2 34 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

NOV 10 78	CONV	*5,000.00			
NOV 10 78	S'TAX		B*	13.00	
NOV 10 78	PR'FEE		B*	.50	
NOV 10 78	W'DEED		B*	4.00	* 17.50