BOOK 5383 PAGE 78

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $2,050.00

Sarah Benton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF January 1977.

W. C. Williams
Notary Public

MY COMMISSION EXPIRES: Aug. Term

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Walter S. Clark, Jr., Stahlman Building, Nashville, TN 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John E. Jordan, et al (NAME)	John E. Jordan (NAME)	81-16
1207 11th Ave., No. (STREET ADDRESS OR ROUTE NUMBER)	same (STREET ADDRESS)	114 Is
Nashville, TN 37208 (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, Tora Lee Hyde, James Yeargins, Loraine Yeargins Batey and Christine Yeargins Childress

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John E. Jordan and Sarah L. Benton

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 No. 56 in McGavock and Wetmore Addition to Nashville, as per plan recorded in Book 21, page 41, of the Register's Office for said County.

Said Lot No. 56 fronts 50 feet on the west side of 11th Avenue, North, formerly Fillmore St., and runs back westerly between parallel lines 150 feet to an alley.

BEING the same property conveyed to Richard Hyde and wife, Sarah Hyde by deed from J. W. Pitt and wife, Anna Bell Pitt as of record in Book 821, page 274, Register's Office for said County. The said Sarah Hyde having predeceased Richard Hyde and the said Richard Hyde having married Rosa Lee Hyde. By will in Will Book 72, page 136, Probate Court Clerk's office for Davidson County, Tennessee the said Richard Hyde left a life estate to Rosa Lee Hyde with remainder to his two children, Maggie Hyde Yeargins and Richard Hyde, Jr. The said Rosa Lee Hyde; and the said Maggie Hyde Yeargins and Richard Hyde, Jr. all having since deceased leaving as the heirs-at-law the grantors herein, see Affidavit of Heirship as of record in Book 5213, page 839, Register's Office for Davidson County, Tennessee.

Included in the above description, but expressly excluded in this conveyance is that part of the above described parcel conveyed to the State of Tennessee by Rosie A. Hyde, Maggie Yeargins and Tora Lee Hyde (same as Rosa Lee Hyde, Mattie Hyde Yeargins and Tora Lee Hyde) by deed of record in Book 4160, page 5, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (XX) property, known as 1207 11th Avenue, North Nashville, TN 37208
(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 26th day of November, 1977

James Yeargins Jr.
Tora Lee Hyde
Christine Yeargins Childress
Loraine Yeargins Batey

STATE OF TENNESSEE
Davidson County

BOOK 5383 PAGE 79

Personally appeared before me, Walter S. Clark, Jr., a Notary Public in and for said County and State, the within named James Yeargins (Jr.), Tora Lee Hyde, Loraine Yeargins Batey and Christine Yeargins Childress

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 26 day of November 19 78

Commission expires August 11, 1981

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

WARRANTY DEED

FROM
Tora Lee Hyde, et al

TO
John E. Jordan, et al

1205 - 11th Ave N

F. 0 8 6 2 5

IDENTIF. REFERENCE

JAN 9 10 20 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JAN-9[illegible]	CONV	*2,050.00			
JAN-9[illegible]	S'TAX		B*	5.20	
JAN-9[illegible]	PR'FEE		B*	.50	
JAN-9[illegible]	W'DEED		B*	4.00	* 9.70