ADDRESS NEW OWNER(S), AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
Esque Roberts, Sr. (NAME)	Same (NAME)	92-3
1027 College Avenue (STREET ADDRESS OR ROUTE NUMBER)	Same (STREET ADDRESS)	Par 13 1st
Nashville, Tennessee (CITY) (STATE) (ZIP CODE)	Same (CITY) (STATE) (ZIP CODE)	BOOK 5383 PAGE 754

WARRANTY DEED

For and in consideration of the sum of Two Thousand ($2,000.00) DOLLARS

Paid in cash by ESQUE ROBERTS, SR., the reciept of which is hereby acknowledged we GEORGE BEAVER unmarried, and MAMIE E. CROOM, unmarried,

Sole heirs-at-law of Allen J. Beaver.

have bargained and sold, and by these presents do transfer and convey unto the said Esque Roberts, Sr.

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tn., being the easterly 16 ft. of Lot 12 and the westerly 9 ft of Lot 13, in the Subdivision of Lot#2 of the Harding Lytle Tract, a plan of which Subdivision is of Record in Book 57, Page 123 Registers Office for County. Said easterly part of Lot #12 and the westerly part of Lot #13, together front 25 ft on the northerly side of Jefferson St., and runs back between parallel lines 182.9 ft. to an alley.

Being the same property conveyed to Sallie Allen, a widow, by deed from J. A. Robins & wife as of Record in Book 498, page 536, said Register's Office. The said Sallie Allen having since died. A. J. Beavers is the surviving spouse of Mattie Bell Allen Beavers, deceased, one of the heirs-at-law of Sallie Allen having since died without issue. A. J. Beavers having since died leaving as his sole heirs at law, his two children: George W. Beaver & Mamie E. Croom Granters in this deed. Prepetual easement of 20 ft. in width, across and through the land of the Grantor as of Record in Book 4177 page 496 Said Registers Office.

INCLUDED IN THE ABOVE DESCRIPTION BUT EXCLUDED herefrom is a portion of the property conveyed to State of Tennessee by deed from Record in Book 4177, page 494, Registers Office for Davidson County, Tennessee.

Being a part of the easterly sixteen (16) ft. of lot #12 and the westerly nine (9) ft. of Lot #13 in the Subdivision of Lot #2 of the Harding Lytle Tract, a plan of which Subdivision is of Record in Book #57, page 123, Registers Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 2016 Jefferson Street (House Number) (Street)
Nashville, Tennessee (City or Town) 37208 (Zip Code)
(P. O. Address)

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.

Whenever 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 24th day of October, 19 78.

Mamie E. Croom

+ George W. Beaver

STATE OF ILLINOIS
COUNTY OF COOK

BOOK 5383 PAGE 755

Personally appeared before me, Robert Spacca, a Notary Public in and for said County and State, the within named George W. Beaver

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Chicago, Ill, this 24th day of October, 19 78.

My commission expires 9/14/82 Notary Public Robert Spacca

STATE OF Michigan
County WAYNE

Personally appeared before me, Kathleen MacRae, a Notary Public in and for said County and State, the within named Mamie E. Croom

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 Detroit, this 11th day of October 19 78

Commission expires 8/1/79 Kathleen MacRae
Notary Public

STATE OF TENNESSEE
COUNTY OF

The actual consideration for this transfer or value of property (whichever is greater) is $2,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Sworn to and subscribed before me this 18th day of October, 1978.

My commission expires Aug. 26 1980 Notary Public J. F. McClellan

This instrument was prepared by:

ATTORNEY J. F. McCLELLAN 941 JEFFERSON STREET NASHVILLE, TENN. 37208

Name Address

JAN 10 79 CONV *2,000.00
JAN 10 79 S'TAX B* 5.20
JAN 10 79 PR'FEE B* .50
JAN 10 79 W DEED B* 4.00 * 9.70

WARRANTY DEED

FROM

GEORGE W. BEAVER & SISTER

TO

MAMIE E. CROOM

ESQUE ROBERTS, SR.

F 0 8 9 1 8

IDENTIF. REFERENCE

JAN 10 2 08 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219