Mailed to: 3805 Nevada Ave, Nashville, Tenn. 37209

4899 SEND B.AD- CASH

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5398 PAGE 490

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 1,500.00

Lee F. Hall
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF February, 19 79

Notary Public

MY COMMISSION EXPIRES: 11-25-79

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
William E. Higgins, Attorney, 338-46th Avenue North, Nashville, Tennessee 37209
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Brenda Lynn Rice (NAME)	Same (NAME)	
3805 Nevada Ave (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	92 -13
Nashville TN. 37209 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	245

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, I, Lee F. Hall, married but as an individual,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY ~~XXXX~~ my undivided one-half (1/2) interest to Brenda Lynn Rice, an unmarried woman.

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 the westerly 50 feet of the easterly 150 feet of Block No. 30 on the Map of the Charlotte Park, Second Addition, Extended, as of record in Book 421, page 10, Register's Office for said County, described as follows:

Beginning on the southerly margin of Nevada Avenue, formerly 3rd Avenue, 100 feet westerly from the margin of 38th Avenue, North, formerly "A" Street; thence with the southerly margin of said Nevada Avenue, westerly 50 feet; thence southerly parallel with said 38th Avenue NOrth, 150 feet to the northerly margin of an alley; thence with said alley, easterly 50 feet; thence northerly 150 feet to the beginning.

BEING the same property conveyed to Mary C. Dill and Lee F. Hall, individually by deed from John G. Colley and wife, Mildred Colley, of record in Book 4922, page 388, said Register's Office.

This conveyance is made subject to oustanding indebtedness to Third National Bank (account number 09905729664 payable at $66.89 per month) secured by said property and which indebtedness is assumed by Grantee.

This is unimproved ( ) improved (X) property, known as 3805 (House Number) Nevada Avenue (Street) Nashville, Tennessee (P. O. Address) 37209 (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 hand this 26th day of February, 19 79

X Lee F. Hall

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, William E. Higgins, a Notary Public in and for said County and State, the within named Lee F. Hall

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 Nashville, Tennessee, this 26th day of February 1979

Commission expires 11-25-79

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

Lee F. Hall, as an individual

TO

Brenda Lynn Rice

F. 1. 5. 5. 5. 8.

IDENTIF. REFERENCE

FEB 26 9 36 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.