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FORM NO. WD-1

Prepared from information furnished by parties.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 55,000.00

X [signature] Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF July 19 79

[signature] Notary Public

MY COMMISSION EXPIRES: My Commission Expires OCT. 17, 1982

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Harold Reeves, Attorney, 311 Plus Park Blvd, Nashville, Tennessee
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| William A. King and wife, Joann King (NAME) | Same (NAME) | 61-16 |
| P. O. Box 341 (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | Par 199 Tk |
| Brentwood, Tennessee 37027 (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, Nell Banks Rowe, a widow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William A. King and wife, Joann King

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 Lots No. 40 and 42 on an unrecorded Plan of Kennedy and Graves Subdivision of Blocks "C" and "D", Monte Vista, dated June 16th, 1925 by Boone Denton, Surveyor, said Blocks "C" and "D" being shown on Kennedy and Graves Plan of Monte Vista, as of record in Book 421, page 143, Register's Office for Davidson County, Tennessee.

SAID Lots Nos. 40 and 42 adjoin and together fronts 226.2 feet on the southerly side of Alpine Avenue and extends back southerly and between parallel lines 388½ feet to a dead line, the westerly line of Lot No. 40 being on line of the easterly line of Lot No. 38 in said plan and the easterly line of said Lot No. 42 being on the westerly line of Lot No. 44 in said plan, and Kennedy and Graves Monte Vista Plan is of record in Book 421, page 143, Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to Cecil Rowe and wife, Nell Banks Rowe by deed from George B. Graves, Trustee, George B. Graves and wife, Anne C. Graves of record in Book 1261, page 223, Register's Office for Davidson County, Tennessee. The said Cecil Rowe having since died.

This is unimproved ( ) improved (XX) property, known as 1306 McAlpine Drive (House Number) (Street) Nashville, Tn. (P. O. Address) 37216 (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 my hand this 6th day of July, 19 79

[signature]
Nell Banks Rowe

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Nell Banks Rowe

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 Nashville, Tennessee, this 6th day of July, 19 79

Commission expires My Commission Expires Oct 17, 1982

Robert W. Thurmond Jr.
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

F-39486

IDENTIF. REFERENCE

JUL 11 4 00 PM '79

FELIX Z. NELSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM

Nell Banks Rowe, a widow

TO

William A. King and wife, Joann King

8663 07/11 149.50- CHECK

**OFFICIAL RECEIPT**
**FELIX Z. WILSON, II**
**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

RECEIVED OF _____

FOR _____

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| | | |
|---|---|---|
| CO - CONVEYANCE | CC - CERTIFIED COPY | MS - MISCELLANEOUS |
| MO - MORTGAGE | MR - RELEASE | ST - STATE TAX CONVEY. |
| WD - WARRANTY DEED | UC - UNIFORM COMMERCIAL CODE | ST - STATE TAX MORT. |
| TD - TRUST & DEED | | PF - PROBATE FEES |

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL PAID |
|---|---|---|---|---|
| | | | | |

55000.00- CO
143.00 CO TX
.50 PRFEE
6.00 WDEED
CHECK 149.50-

5660A07/11/79 BAL .0

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 39486

IDENTIF. REFERENCE

JUL 11 4 00 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 696416