This Instrument Prepared By:

Kelley, Herbert & Crawford
Floor, L & C Tower

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
91-15-128	Ms. Sue Lambert Ellis 211 Ridgefield Court Nashville, Tennessee 37205	New Owner 211 Ridgefield Court Nashville, TN. 37205
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO.
25W-290	5200 Nevada Avenue	PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged,

BOOK 5487 PAGE 602

PAUL E. SHEPARD and wife, ZELLA MAE SHEPARD

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto SUE LAMBERT ELLIS

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being the east 60 feet of the south 125 feet of Block 12, on the Map of Realty Savings Bank and Trust Company's Revised Plan of the West Extension of Charlotte Park Company's First Addition, as of record in Book 421, page 18.

Said part of said Block 12 fronts 60 feet on the northerly side of Nevada Avenue and runs back between parallel lines, 125 feet to a dead line.

Being the same property conveyed to Paul E. Shepard and wife, Zella Mae Shepard, by deed from Robert L. Burnett and wife, Annei Ethel Burnett as of record in Book 2908, page 639.

The grantors herein convey all right, title and interest in and to an easement conveyed in deed of record in Book 1630, page 506, from Hillman George Snyder and wife, to Henry Sherrer and wife, Lillie Mai Sherrer.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered Except 1979 taxes which have been prorated and assumed by Grantees.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

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.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 22 day of August, 1979.

Paul E. Shepard
Paul E. Shepard

Zella Mae Shepard
Zella Mae Shepard

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5487 PAGE 603

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named Paul E. Shepard and wife, Zella Mae Shepard 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, the 22nd day of August, 1979.

My commission expires: 7-18-82

Notary Public

NOTARY PUBLIC DAVIDSON COUNTY

STATE OF
COUNTY OF

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____ the bargainor(s), with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this, the _____ day of _____, 19____.

My commission expires:

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 20,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22 DAY OF August 19 79

MY COMMISSION EXPIRES: 7-18-82 (AFFIX SEAL)

Notary Public

NOTARY PUBLIC DAVIDSON COUNTY

WARRANTY DEED

FROM
PAUL E. SHEPARD AND WIFE

TO
SUE LAMBERT ELLIS

F 48083

IDENTIF. REFERENCE

AUG 23 2 11 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Please Return to:
ORTALE, KELLEY, HERBERT & CRAWFORD
23rd Floor, Life & Casualty Tower
Nashville, Tennessee 37219

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____ ____, 19____.

My commission expires:

Notary Public

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

BOOK 5487 PAGE 604

RECEIVED OF _____

FOR _____

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST & DEED

CC - CERTIFIED COPY
MR - RELEASE
UC - UNIFORM COMMERCIAL CODE

MS - MISCELLANEOUS
ST - STATE TAX CONVEY.
ST - STATE TAX MORT.
PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			20500.00- CO 53.30 CO TX .50 PRFEE 6.00 WDEED CHECK 59.80- 6588A08/23/79 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 480 83

IDENTIF. REFERENCE

AUG 23 2 11 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 707033