Send Tax Bills To:

Wilson H. Shannon
121 Wharf Avenue
Nashville, TN

This Instrument Prepared By:

Ken Burger
Attorney at Law
Burger, Fly & McFarlin
301 North Spring Street
Murfreesboro, TN 37130

Map 93-16
Par 8 Is

WARRANTY DEED

BOOK 5584 PAGE 755

FOR AND IN CONSIDERATION of the sum of EIGHTEEN THOUSAND FIVE HUNDRED AND NO/100 DOLLARS ($18,500.00), cash in hand paid, the receipt of which is hereby acknowledged, I, the undersigned, BLOSSIE R. BUTLER, have bargained and sold and do hereby transfer and convey unto WILSON H. SHANNON, unmarried, his heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, which is more particularly described as follows:

Being Lot No. 79 on map of Maury and Claiborne's Addition as of record in Book 21, pages 84 and 85, Register's Office for said county.

Said Lot No. 79 fronts 35 feet on the east side of Wharf Avenue and runs back between parallel lines along the north margin of Spring Street, 165 feet to an alley.

Said Lot No. 79 is known as 121 Wharf Avenue, Nashville, Davidson County, Tennessee, and is comprised of a house and lot.

Being the same property conveyed by warranty deed from S.H. Nixon, et ux to Walter J. Henley and wife, Roberta Rucker Henley on March 15, 1952, filed for record in Book 2040, page 276 of the Register's Office of Davidson County, Tennessee. The said Walter J. Henley died in 1956, vesting fee simple ownership in the said Roberta Rucker Henley as survivor of the tenancy by the entirety. Roberta Rucker Henley remarried the said Wilson H. Shannon. Roberta Rucker Shannon died testate in Davidson County, Tennessee on August 8, 1978. The said Roberta Rucker Shannon's Last Will and Testament was filed for record in Davidson County Probate Court, Case No. 66414 on November 1, 1978. The undersigned Blossie Rucker Butler is designated as the sole heir and devisee of all real estate and personal property of Roberta Rucker Shannon according to the terms of the Last Will and Testament.

TO HAVE AND TO HOLD the said real estate, with all the appurtenances, estate, title and interest thereto belonging, unto the said grantee, his heirs and assigns, forever.

I covenant with the said grantee that I am lawfully seized and possessed of said real estate; that I have a good right to convey the same; and that it is unencumbered except for the 1980 City and County taxes, which are prorated between the parties.

Possession shall be given with deed. BOOK 5584 PAGE 756

WITNESS MY HAND this the 22 day of March, 1980.

Blossie Rucker Butler
BLOSSIE RUCKER BUTLER

STATE OF TENNESSEE)
)
RUTHERFORD COUNTY)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named BLOSSIE RUCKER BUTLER, the bargainor, with whom I am personally acquainted and who acknowledged that she executed the foregoing (WARRANTY DEED) instrument for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL at office in Murfreesboro, Tennessee, this the 22 day of March, 1980.

W. Kenneth Bumpus
NOTARY PUBLIC

My Commission Expires: 12-1-82

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $18,500.00, which amount is equal to or greater than the amount the property transferred would command at a fair and voluntary sale.

Blossie Rucker Butler
AFFIANT

Sworn to and subscribed before me, this the 22 day of March, 1980.

W. Kenneth Bumpus
NOTARY PUBLIC

My Commission Expires: 12-1-82

771 03/31 54.50- CHECK

MAR 31 1 48 PM '80
FEE $ PAID
DAVIDSON COUNTY, TENN.
IDENTIFICATION REFERENCE

F 8 2 8 3 3

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 5584 PAGE 757

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

18500.00- CO
48.10 CO TX
.50 PRFEE
6.00 WDEED
CHECK 54.60-
0771A03/31/80 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 82833

IDENTIF REFERENCE

MAR 31 1 48 PM '80

FELIX Z. WILSON, II REGISTER DAVIDSON COUNTY, TENN.

No. 749781