8161 07/07 22.10- CHECK

FORM NO. WD-1

BOOK 5621 PAGE 619

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $6,000.00

Denton L. Ratliff
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 3rd DAY OF July, 1980.

Notary Public

MY COMMISSION EXPIRES: 4/22/84
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
FOLEY & WEISS, ATTORNEYS, 1208 Fidelity Federal Building, Nashville, TN 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
DENTON L. RATLIFF (NAME)	OWNER (NAME)	81-15-512
P. O. Box 140226 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	2W-28505
Nashville, TN 37214 (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 I, ELNORA BURKE, surviving tenant by the entirety

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DENTON L. RATLIFF

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 part of Lot No. 28 in McGavock, Wetmore and others 2nd Addition to Nashville called the Addition to the Town of McGavock, a plan of which is recorded in Book 21, page 41, of the Register's Office for said County.

Beginning at a point on the east side of 16th Avenue North 90 feet south of Madison Street; thence southerly along the eastern margin of 16th Avenue North 30 feet to a point; thence on a straight line easterly 93 feet, more or less, to a point in the west margin of an alley 120 feet south of Madison Street; thence northerly along the western margin of said alley 30 feet to a point; thence in a straight line westerly 93 feet, more or less, to the point of beginning.

Being the same property conveyed to Van Burke and wife, Elnora Burke by deed from Reynolds F. Winston and wife, Jane Winston of record in Book 946, page 211, said Register's Office. The said Van Burke having since died.

This conveyance is subject to any and all restrictions and easements of record.

T
IDENTIF. REFERENCE
Jul 7 3 42 PM '80
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

9.6.4.7.7

This is unimproved ( )
This is improved (X) property, known as 1102 16th Avenue, North, Nashville, TN 37208
(House Number) (Street) (P. O. Address) (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 3rd day of July, 19 80

ELNORA BURKE Elnora Burke

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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 Elnora Burke

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 3rd day of July 19 83

Commission expires 4/22/84

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
ELNORA BURKE

TO
DENTON L. RATLIFF

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5621 PAGE 621

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
			6000.00- CO	
			15.60 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	22.10-
8161A07/07/80			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 9 6 4 7 7

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IDENTIF. REFERENCE

JUL 7 3 42 PM '80

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

No. 766504