534 07/21 72.80- CHECK

WARRANTY DEED

BOOK 5626 PAGE 646

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 25,800.00

Claude Allen
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF July 19 80

Notary Public

MY COMMISSION EXPIRES: October 7, 1982

THIS INSTRUMENT WAS PREPARED BY: Douglas R. Berry, 907 Two Mile Pky., Goodlettsville, TN 37072

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
CLAUDE ALLEN, et ux (NAME)	FIRST INVESTMENT COMPANY (NAME)	72-11
1607 Dorchester Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 749 (STREET ADDRESS)	419
Nashville, Tn. 37216 (CITY) (STATE) (P. O. ZIP)	Columbus, Ohio 43216 (CITY) (STATE) (ZIP)	15DZ 12675

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, ONEETA DOWDY, GYPSY TEAGUE and GLORIA CHILDERS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CLAUDE ALLEN and wife, BETTYE ALLEN

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 Lot No. 230 on the Map of The Waters Place Subdivision, of record in Plat Book 332, page 137, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description.

Being the same property conveyed to E. J. Lancaster and wife, Ruth Lancaster by deed from James Wesley Swindle and wife, Joelene Swindle, of record in Book 3973, page 459, Register's Office for Davidson County, Tennessee. The said E. J. Lancaster having since died and Ruth Lancaster having become sole owner as surviving tenant by the entireties. Ruth Lancaster died on DECEMBER 23, 1979 and by will of record in Will Book 129, page 322, Register's Office for Davidson County, Tennessee, devised said property in equal shares to Oneeta Dowdy, Gypsy Teage and Gloria Childers.

unimproved ( )
This is improved (X) property, known as 1607 Dorchester Avenue, Nashville, Tn. 37216
(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 our hand s this 17th day of July, 19 80

Oneeta Dowdy
ONEETA DOWDY

Gypsy Teague
GYPSY TEAGUE

Gloria Childers
GLORIA CHILDERS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5626 PAGE 647

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Oneeta Dowdy, Gypsy Teague and Gloria Childers

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 Goodlettsville, Tennessee this 17th day of July, 19 80

Commission Expires October 17, 1982

Notary Public.

STATE OF
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 purpose 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
ONEETA DOWDY, et al

TO
CLAUDE ALLEN, et ux

F 98348

IDENTIF. REFERENCE

JUL 21 9 07 AM '80

Mail
DOUGLAS R. BERRY
Attorney At Law
907 Two Mile Pky.
Goodlettsville, TN 37072
(615) 859-4086

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF BOOK 5626 PAGE 648

FOR

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
			25500.00- CO	
			66.30 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	72.80-
0534A07/21/80			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F983488

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IDENTIF. REFERENCE

JUL 21 9 07 AM '80

FELIX Z. WILSON, II
DAVIDSON COUNTY, TENN.

No. 768788