WARRANTY DEED

BOOK 5640 PAGE 337

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $14,000.00

Jimmie G. Minchey
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 16th DAY OF August 1980.

Douglas R. Berry
Notary Public

MY COMMISSION EXPIRES: October 13, 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
JIMMIE G. MINCHEY, et ux (NAME)	OWNER (NAME)	71-11
500 Wynn Drive, Ste.316 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	94
Huntsville, Ala. 35805 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	12DA 41960

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, FRED W. DIES, JR.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JIMMIE G. MINCHEY and wife, MARILYN O. MINCHEY

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 the west one-half of Lot No. 46 on the Map of Trinity Heights Addition, as of record in Book 161, page 38, Register's Office for Davidson County, Tennessee.

Said part of said lot fronts 50 feet on the south side of Edith Avenue and runs back between parallel lines 150 feet to an alley.

Being the same property vested in Fred W. Dies, Jr. in the following manner: The property was conveyed to Ruth Mays Patterson by deed from John B. Reece and wife, of record in Book 2902, page 34, Register's Office for Davidson County, Tennessee. Ruth Mays Patterson died intestate, while married to Arthur Patterson, and leaving as her sole heir Fred Dies, Jr. Fred Dies, Jr. conveyed a life estate in the property to Arthur Patterson and wife, Hazel Mae Ferris Patterson in an instrument of record in Book 3952, page 131, Register's Office for Davidson County, Tennessee, and both Arthur Patterson and Hazel Mae Ferris have since died.

Joyce R. Dies, spouse of Fred W. Dies, Jr., joins in this deed for the purpose of conveying any interest she may in the said property.

This is unimproved ( ) improved (X) property, known as 310 Edith Avenue, Nashville, Tennessee 37207
(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 16th day of August, 1980

Fred W. Dies, Jr.
FRED W. DIES, JR.

Joyce R. Dies
JOYCE R. DIES

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Fred W. Dies, Jr. and Joyce R. Dies

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 16th day of August, 1980

Commission Expires October 17, 1982 Douglas R Berry, 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
FRED W. DIES, JR.

TO
JIMMIE G. MINCHEY, et ux

G.O.3601

IDENTIF. REFERENCE

Aug 21 9 31 AM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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 _____

FOR _____ BOOK 5640 PAGE 339

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
			14000.00- CO	
			36.40 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	42.90-
7123A08/21/80			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G.O.3601

IDENTIF. REFERENCE

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AUG 21 9 31 AM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 775148