ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Malcolm McCune	Same	104-15
(NAME)	(NAME)	
2527 W. Ashwood Ave.		65
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37212		
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

1. 10

WARRANTY DEED

BOOK 5702 PAGE 378

For and in consideration of the sum of Seventy Thousand and No/100---------- ----------($70,000.00)---------- DOLLARS

the receipt and sufficiency of which is hereby acknowledged,

We, J. R. Claypool, Jr., and wife, Mary Etta Claypool,

have bargained and sold, and by these presents do transfer and convey unto the said Malcolm McCune, unmarried,

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 49 on the Map of Sunset Park, as of record in Book 332, Page 132, Register's Office for said County.

Said Lot No. 49 fronts 100 feet on the southerly side of West Ashwood Avenue, formerly "A" Street, and runs back between parellel lines 160.5 feet to the north line of Lot No. 36.

Being the same property conveyed to J. R. Claypool, Jr., and wife, Mary Etta Claypool, by deed from Nell C. Little and husband L. H. Little of record in Book 1218, Page 584, Register's Office, Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 2527 (House Number) Ashwood Avenue; (Street)

Nashville (City or Town) TN 37212 (Zip Code)

(P. O. Address)

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 hands this 20th day of January, 1981.

J. R. Claypool, Jr.

Mary Etta Claypool

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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 J. R. Claypool, Jr. and wife, Mary Etta Claypool,

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, this 20th day of January, 19 81.

My commission expires 4/22/84 Notary Public Betty P. Redmond

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ 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 seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 70,000.00 This is equal to or greater than the property would bring at a fair and voluntary sale.

Sworn to and subscribed before me this 20th day of January, 19 81.

My commission expires 4/22/84 Notary Public Betty P. Redmond

Frank C. Ingraham INGRAHAM, CORBETT & ZINN;	This instrument was prepared by: 2114 Parkway Towrs; Nashville, TN 37219
Name	Address

WARRANTY DEED

FROM J. R. Claypool, Jr., et ux

TO Malcolm McCune

G 26226

IDENTIFICATION

JUL 21 12 33 PM '81

Pioneer National Title Insurance Company
Public Square Building
511 4th Avenue North
NASHVILLE, TENNESSEE 37219

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 5702 PAGE 380

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
			70[illegible].00- CO	
			182.00 CO TX	
			.50 PRFEE	
			6.00 MORE D	
			CHECK	18[illegible].50-
			55RDAC1/21/81 BAL	.0[illegible]

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

62622 6

IDENTIF. REFERENCE

JAN 21 12 30 PM '81

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

No. 802969