BOOK 5709 PAGE 122

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 17,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF August, 19 84

Notary Public

MY COMMISSION EXPIRES: My Commission Expires Jan. 15, 1983
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Raymond H. Darrow, Attorney-at-Law, 6317 Bresslyn Road, Nashville, TN 37205
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
H. B. Deering, Sr., et ux (NAME)	SAME (NAME)	94-1
2321 CARTER AVE (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	fan 34 sc
NSH TN 37206 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	18W 15745

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, ~~XXX~~ I, Thomas I. Bottorff, Executor of the Estate of George William Dennis, Sr., deceased

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO H. B. Deering, Sr., and wife, Pauline Deering

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. 113 on the Map of Payne Blakemore and Cummings Addition, as of record in Book 57, Page 70, Register's Office for said County.

Said Lot No. 113 fronts fifty (50) feet on the Westerly side of South 14th Street and runs back between lines with the Northerly margin of Eastside Avenue, One Hundred Fifty Five point Two (155.2) feet on the South line and One Hundred Fifty Six (156) feet more or less on the North line to an alley in the rear.

Being the same property devised to Barbara Eaton, Annie Howard, George Dennis, Jr., and Grace Swinford by Will of George William Dennis, Sr., of record in Will Book 130, Page 245, Probate Court.

Said Will of George William Dennis, Sr. grants Thomas I. Bottorff, Executor, the power and authority to sell and convey said property and the said Thomas I. Bottorff, Executor, conveys said property only as Executor of said Estate and no further or otherwise.

The said Grantees assume and agree to pay the 1981 Real Estate Taxes, and the balance of the indebtedness to Guaranty Mortgage Company as evidenced by a Deed of Trust in Book 2755, page 599, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved ( ) property, known as _____
(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. and only as Executor.

Witness ~~my~~ hand this 9th day of August, 19 84

Thomas I. Bottorff

Executor of the Estate of George William Dennis, Sr., Deceased

STATE OF TENNESSEE
Davidson County

BOOK 5709 PAGE 123

Personally appeared before me, Raymond H Dennis, a Notary Public in and for said County and State, the within named Thomas I. Bottorff, Executor of the Estate of George William Dennis, Sr., Deceased

the bargainor, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 9th day of February 19 81

Commission expires My Commission Expires Jan. 15, 1983

Raymond H Dennis
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 (their several oaths) (his oath) acknowledged (themselves) (himself) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (they) (he) 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
Thomas I. Bottorff, Executor

TO
H. B. Deering, et ux

G. 2.8.7.7 3

IDENTIF. REFERENCE

FEB 9 2 40 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

RUSH

Attorneys Title Company
Titles Guaranteed

NASHVILLE, TENN.

9098 02/09 52.00- CHECK

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5709 PAGE 124

RECEIVED OF _____

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
			17500.00-	CO
			45.50	CO TX
			.50	PRFEE
			6.00	WDEED
			CHECK	52.00-
9098A02/09/81			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 2 8 7 7 3

IDENTIF. REFERENCE T

FEB 9 2 40 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 806022