File 41

BOOK 5713 PAGE 658

Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $40,000.00

X Martha S. Miles
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF February, 1981.

Dorothy A. Wilson
Notary Public

MY COMMISSION EXPIRES: 7-2-84
(AFFIX SEAL)

THIS INSTRUMENT PREPARED BY
HOWSER, THOMAS, SUMMERS,
BINKLEY & ARCHER ATTORNEYS
300 COURT SQUARE BUILDING
NASHVILLE, TENN. 37201

THIS INSTRUMENT WAS PREPARED BY

Guaranty Escrow Services, 705 American Trust Bldg., Nashville, TN.
NAME ADDRESS STATE

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Martha S. Miles (NAME)	Same (NAME)	83-6-46
805 North 16th Street (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN. (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, DICK C. THOMPSON and wife, CLARA C. THOMPSON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MARTHA S. MILES, unmarried

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:

TRACT NO. 1:

BEING the northerly 25 feet of Lot No. 1, on an unregistered Plan of the Subdivision of Lot or Block No. 15 on the Map of Weakley Place, as of record in Book No. 161, page 131, Register's Office for Davidson County, Tennessee.

BEGINNING at a point in the easterly margin of 16th Street, 75 feet northerly from the N. E. corner of 16th Street or Porter Avenue, and Franklin Street, it being the S. W. corner of said Lot No. 1, thence with the easterly margin of the said 16th Street northerly 25 feet to the corner of Lots Nos. 1 and 2; thence easterly with the line between said two lots 150 feet to the westerly margin of an alley; thence with the westerly margin of said alley southerly 25 feet to a point; thence with a line, said line being parallel to the northerly margin of Franklin Street, westerly 150 feet to the point of beginning.

TRACT NO. 2:

A certain tract or parcel of land in Davidson County, State of Tennessee, as follows:

BEING Lot No. 2 in Block "C" on the Map showing subdivision of certain lots in Blocks "A", "B" and "C" in Subdivision of Weakley Place, as of record in Plan Book 547, page 12, in the Register's Office for Davidson County, Tennessee.

-Continued-

This is unimproved ( ) improved (X) property, known as 805 North 16th Street, Nashville, Tennessee 37206
(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 hands this 28TH day of January, 1981.

X Dick C Thompson
DICK C. THOMPSON

X Clara C. Thompson by Dick C Thompson attorney-in-fact
CLARA C. THOMPSON by Dick C. Thompson, Attorney-In-Fact

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STATE OF FLORIDA
County of Brevard

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Dick C. Thompson

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Merritt Island, Florida, this 28 day of January 19 81

Commission expires NOTARY PUBLIC STATE OF FLORIDA AT LARGE MY COMMISSION EXPIRES JAN. 9 1983

Mary H. Thompson
Notary Public

STATE OF FLORIDA
COUNTY OF Brevard

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Dick C. Thompson, to me known to be the person who executed the foregoing instrument in behalf of Clara C. Thompson and acknowledge that he executed the same as the free act and deed of said Clara C. Thompson.

Witness my hand and official seal at Merritt Island, Florida, this, the 28 day of January, 1981.

Mary H. Thompson
Notary Public

My Commission Expires: NOTARY PUBLIC STATE OF FLORIDA AT LARGE MY COMMISSION EXPIRES JAN. 9 1983 BONDED THRU GENERAL INS. UNDERWRITERS

WARRANTY DEED

FROM
Dick C. Thompson and wife,
Clara C. Thompson

TO
Martha S. Miles, unmarried

HOWSER, THOMAS, SUMMERS
BINKLEY & ARCHER, ATTYS.
300 JAMES ROBERTSON PKWY.
NASHVILLE, TN 37201

-Legal Description Continued-

SAID Lot No. 2 fronts ~~50~~ 56 (per) feet on the easterly side of Porter Avenue or 16th Street extended, and runs back between parallel lines 150 feet to an alley in the rear.

BEING the same property conveyed to Dick C. Thompson and wife, Clara C. Thompson by two deeds; one from Mrs. Gwendoline Wagner, of record in Book 989, page 180, and one from A. T. Hill and wife, Ella F. Hill, of record in Book 821, page 387, Register's Office for Davidson County, Tennessee.

Clara C. Thompson and Clara Jensen Thompson are one and the same person.

General Power of Attorney given to Dick C. Thompson for Clara Jensen Thompson, of record in Book 5630, page 359, Register's Office for Davidson County, Tennessee.

IDENTIF. REFERENCE
FEB 24 12 32 PM '81
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.
C 3 0 4 5 3

02/24 113.50- CHECK
1310

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR BOOK 5713 PAGE 661

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
			40000.00- CO	
			104.00 CO TX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK	113.50-
			1310A02/24/81 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

630453

IDENTIF. REFERENCE T

FEB 24 12 32 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 808145