This Form furnished by Attorneys Title Company, Inc.

BOOK 5714 PAGE 435

Form No. WD-3

FROM

U. E. Pate, Jr. et ux

TO

Morris Allen Pate et ux

For draftsman's use

This instrument prepared by:
SCHULMAN, PRIDE & LE ROY
P. O. BOX 2707
NASHVILLE, TENN. 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Morris Allen Pate et ux (NAME)	Same (NAME)	Map 52-9
1024 Fernbank Avenue (STREET ADDRESS OR ROUTE NUMBER)	Same (STREET ADDRESS)	Par. 68
Madison, Tenn. 37115 (CITY) (STATE) (P. O. ZIP)	Same (CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

IDENTIFICATION REFERENCE

FEB 25 3 55 PM '81

FEE REGISTER
DAVIDSON COUNTY, TENN.

G30777

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 11,000.00 U. E. Pate, Jr. Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF February 19 81

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

For and in Consideration of the sum of TEN AND NO/100 ($10.00) DOLLARS cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, U. E. PATE, JR. and wife, EUGENIA E. PATE, have bargained and sold, and by these presents do transfer and convey unto the said MORRIS ALLEN PATE and wife, MARTHA ANN PATE, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being the northeasterly part of Lot No. 26 on the Map of Montague Subdivision, as of record in Book 421, page 129, Register's Office for said County, described according to a survey made by W. F. Branch, Surveyor, dated September 29, 1950, as follows:

Beginning at an iron pin in the westerly margin of Fernbank Drive, which pin is 141.4 feet North 35° East of an iron pin set in the northwest margin of the intersection of Due West Avenue and Fernbank Drive; thence North 54° 15' West 123.4 feet to an iron pin; thence North 35° East 141 feet to an iron pin; thence South 54° 15' East 123.4 feet to an iron pin in the westerly margin of said Fernbank Drive; thence with the westerly margin of the same, South 35° West 141 feet to the point of beginning.

Being the same property conveyed to U. E. Pate, Jr. and wife, Eugenia E. Pate, by deed from U. E. Pate, Jr., of record in Book 4387, page 173, Register's Office for Davidson County, Tennessee.

This is unimproved (X) improved property, known as 1024 Fernbank Avenue, Madison, Tennessee 37115
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said MORRIS ALLEN PATE and wife, MARTHA ANN PATE, their heirs and assigns, forever.

And we do covenant with the said Morris Allen Pate and wife, Martha Ann Pate, 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., except as hereinabove set forth, and taxes for the year 1981, subject to which this conveyance is executed.

And we, U. E. Pate, Jr. and wife, Eugenia E. Pate, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Morris Allen Pate and wife, Martha Ann Pate, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hand s this 25th day of February, 1981, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

U. E. Pate, Jr.

Eugenia E. Pate

Form No. WD3b

STATE OF TENNESSEE
Davidson County.

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Personally appeared before me, ..., a Notary Public in and for said County and State, the within named U. E. Pate, Jr. and wife, Eugenia E. Pate,

the bargainors, 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, Tennessee, this 25th day of February, 19 81

Grace W. Smith, Notary Public

Commission Expires 6-2-81

STATE OF .....
County of .....

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

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....., this.....

day of....., 19.....

....., Notary Public

Commission Expires.....

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared .....,

with whom I am personally acquainted, and who, upon oath, acknowledged .....self to be .....

.....of the.....,

the within named bargainor, a corporation, and that .....he as such .....,

being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by .....self as .....

Witness my hand and seal, at office in.....,

this .....day of ....., 19.....

....., Notary Public.

Commission expires.....

CHECK 02/25 38.10 - 1700

[redacted] Clinic of Bart Durham. 1712 Parkway

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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
			11000.00- CO	
			28.60 CO TX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK	38.10-
1700A02/25/81			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 3077

IDENTIF. REFERENCE

FEB 25 3 55 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 808527