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FORM NO. WD-1

2910 03/04 92.56- CHECK

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 33,084.57 Durward W Seely
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF March 19 81

Jean N. Floyd
Notary Public

MY COMMISSION EXPIRES: 7/19/81
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney, 640 Spence Lane, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Durward W. Seely (NAME)	Dobson & Johson, Inc. (NAME)	83-1-164
Townhouse No. 77, 3880 Pries Dr (STREET ADDRESS OR ROUTE NUMBER)	Lake One Commerce Place (STREET ADDRESS)	27W-20480
Nashville, Tn. 37217 (CITY) (STATE) (P. O. ZIP)	Nashville, Tn. 37239 (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, Eunice J. Hyde and wife, Rita L. Hyde

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Durward W. Seely

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 westerly one-half of Lot No. 12 on the Map of W. H. Hyronemus' Addition, as of record in Book 161, page 175, said Register's Office.

SAID part of said lot fronts 50 feet on the northerly side of Granada Avenue, formerly Bailey Avenue, and runs back between parallel lines 168 feet to an alley.

BEING the same property conveyed to Eunice J. Hyde and wife, Rita L. Hyde by deed from Gertrude N. Rhodes, unmarried, of record in Book 5337, page 810, Register's Office for Davidson County, Tennessee.

GRANTEE hereby assumes and agrees to pay the mortgage held by Dobson & Johnson, Inc. of record in Book 5337, page 812, said Register's Office. Escrow account and insurance to be transferred to Grantee.

THIS conveyance is subject to any and all existing easements of record

This is unimproved ( ) improved (X) property, known as 1035 Granada Avenue Nashville, Tn. 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 2nd day of March, 19 81

Eunice J. Hyde
Eunice J. Hyde

Rita L. Hyde
Rita L. Hyde

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Eunice J. Hyde and Rita L. Hyde

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, Tennessee, this 2nd day of March 19 81

Commission expires 7/19/81

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 (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 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

Eunice J. Hyde and wife,

Rita L. Hyde

TO

Durward W. Seely

G 3 1 7 5 5

IDENTIF. REFERENCE

MAR 4 11 15 AM '81

FEL[illegible] II REGISTER
DAVIDSON COUNTY, TENN.

File Box 24

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
			33084.57- CO	
			86.06 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 92.56-	
2910A03/04/81			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G31755

IDENTIF. REFERENCE

MAR 4 11 15 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 809690