4602 05/08 396.24- CHECK

Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$149,900.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 4th DAY OF May, 19 85

Notary Public

MY COMMISSION EXPIRES My Commission Expires Oct. 15, 1983

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
THOMPSON & CRAWFORD, ATTORNEYS, 14th FLOOR, 1st AMERICAN BLDG., NASHVILLE, TN 37238
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James Richard Pace (NAME)	SAME (NAME)	117-6
2304 Hampton Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	49
Nashville, TN 37215 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	7DA-24040

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, James A. Harwell, an unmarried person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James Richard Pace and wife, Dorothy C. Pace

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:

LAND in Davidson County, Tennessee, being the west 45 feet of Lot No. 16 and the east 105 feet of Lot No. 15 on the Map of Hillsboro Heights, not of record, described according to a copy of a survey thereof made May, 1910, by W. B. Southgate, Engineer, as follows:

Beginning at a point in the north margin of Hampton Avenue 255 feet west of the intersection of the same with the center line of 23rd Avenue South; thence northerly, parallel to the center line of said Avenue, 341.8 feet to a point in the south line of Lot No. 4; thence with the southline of Lots Nos. 4 and 5, along the north line of Lots 16 and 15 on said Plan, westerly 150 feet to a point; thence southwardly, parallel to the first line, 342 feet, more or less, to the north margin of Hampton Avenue; thence with the same, eastwardly 150 feet to the point of beginning.

BEING the same property conveyed to Mrs. Louise McLaughlin Harwell, by deed from Loiette Hampton Hume, and husband, Foster Hume, Jr., Melinda Hampton Wortham and husband, E. A. Wortham; Frances Hampton Currey and husband, Brownlee O. Currey; Lulu Hampton Owen and husband, Ralph Owen, and Lula R. Hampton and husband, E. L. Hampton, of record in Book 999, page 235, Register's Office for Davidson County, Tennessee. The said Mrs. Louise McLaughlin Harwell having since died. Being the same property devised to James A. Harwell, under the will of Louise Harwell, deceased, of record in Will Book 131, page 310, Probate Court Clerk's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (XX) property, known as 2304 Hampton Avenue, Nashville, TN 37215
(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 my hand this 4th day of May, 1981

JAMES A. HARWELL: James A. Harwell

BOOK 5742 PAGE 744

STATE OF TENNESSEE
Davidson County

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

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 Nashville, Tennessee, this 4th day of May 19 81

Commission expires By Commission Expires Oct. 15, 1983

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) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (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

G. 4. 0. 9. 6 0

IDENTIF. REFERENCE

MAY 8 9 33 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM

JAMES A. HARWELL

TO

JAMES RICHARD PACE ETUX

DOROTHY C. PACE

File Box 11

THOMPSON & CRAWFORD
ATTORNEYS AT LAW
14th FLOOR, FIRST AMERICAN CENTER
NASHVILLE, TENNESSEE 37238

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____ BOOK 5742 PAGE 745

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

149500.00- CO
389.74 CO TX
.50 PRFEE
6.00 WDEED
CHECK 396.24-
4602A05/08/81 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G.40960

T
IDENTIF. REFERENCE

MAY 8 9 33 AM '81

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

No. 820929