File 41

Form No. WD-1

7796 07/21 184.60- CHECK

BOOK 5772 PAGE 557

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

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $68,500.00

X Frank T. Gee
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF July, 1981

Dorothy A. Wilson
Notary Public

MY COMMISSION EXPIRES: 7-21-84

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

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

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Frank T. Gee et ux (NAME)	Same (NAME)	104-8-305
1608 17th Avenue So. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN. 37212 (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, ANTHONY J. CARR, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO FRANK T. GEE and wife, DOROTHY A. GEE

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 part of Lot No. 54 on the Map of O. B. Hayes' Plan of Large Lots, as of record in Book 21, page 87, Register's Office for said County, described as follows:

BEGINNING at a point in the easterly margin of 17th Avenue South, 56 feet north of the corner of Lots Nos. 54 and 59; thence easterly parallel to the line between said lots 152.6 feet, more or less, to the west margin of an alley; thence with the margin of said alley, northerly 46 feet; thence westerly 152.6 feet, more or less, to the east margin of 17th Avenue South; thence with the margin of the same southerly 50.7 feet to the point of beginning.

BEING the same property conveyed to Anthony J. Carr by deed from Ecta Lester, unmarried, of record in Book 5506, page 395, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (XX) property, known as 1608 17th Avenue South, Nashville, TN. 37212
(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 17th day of July, 19 81

X Anthony J. Carr
ANTHONY J. CARR

STATE OF TENNESSEE
Davidson County

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

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 17th day of July, 19 81.

Commission expires 7-21-84

Dorothy A. Gee
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
(this oath) (himself)
upon (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) as such _____
(they)
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

Anthony J. Carr

TO

Frank T. Gee and wife,

Dorothy A. Gee

G 5.1.5 3 5

IDENTIF. REFERENCE

Jul 21 10 24 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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

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
			68500.00- CO	
			178.10 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	184.60-
7796A	07/21/81		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 5. 1. 5. 3 5

IDENTIF. REFERENCE

JUL 21 10 24 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 833664