THIS INSTRUMENT PREPARED BY:
Avon N. Williams, Jr., Esquire
203 Second Avenue North
Nashville, Tennessee 37201

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Beverly R. Thomas, et al.	Dr. John Thomas	81-6
(NAME) Same	(NAME) 4217 Hydes Ferry Pike	Part 372 Jo
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS) Nashville, Tennessee 37218	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

BOOK 5774 PAGE 207

FOR AND IN CONSIDERATION of the sum of ten & ---------- and no one-hundred ($10.00) *Dollars,* cash and other valuable considerations, in hand paid to John Thomas (a single man), hereafter called Grantor, by Beverly R. Thomas and Delores J. Thomas, hereafter called Grantees, receipt of all of which is hereby acknowledged; I, the said Grantor,

have this day bargained and sold, and do hereby transfer and convey unto the said Grantees, their *(successors), heirs and assigns,* the remainder interest in certain real estate in Davidson County, Tennessee, reserving to the said Grantor a life estate for and during the life of said Grantor in said real estate, which is more particularly described as follows:

LAND in Davidson County, Tennessee, being Lot No. 33 on the Subdivision of part of Lot No. 16 of the Nichol Property as of record in Plat Book 2, page 49, Chancery Court at Nashville.

Said Lot No. 33 fronts 63 feet on the north side of Seifried Street and extends back between parallel lines with the east margin of 24th Avenue North 150 feet to an alley.

BEING the same property conveyed to Dr. John Thomas by deed from Clark Memorial Methodist Church Inc. of record in Book 3915, page 134, and re-recorded in Book 4371, page 674, said Register's Office, and by divorce decree in the cause of Dr. John Thomas vs. Susie Ware Thomas, Rule No. 85820, First Circuit Court of Davidson County, Tennessee, a certified copy of which is of record in Book 5374, page 196, said Register's Office.*

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 300.00

Affiant John Thomas

Subscribed and sworn to before me, this the 24th day of July, 1981

Notary Public Anita L. Fitzgerald

My commission expires 7-15-83

(Affix Seal)

This is improved ( ) unimproved (X) property, known as 2314 Seifried Street, Nashville, Tennesse 37208 (House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Grantees, their *(successors), heirs and assigns forever.* I *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said* Grantees, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness my *hand this* 24th *day of* July, 1981, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

John Thomas
JOHN THOMAS

*It being the express intent of said Grantor to reserve to himself a life estate in the foregoing described real estate for and during his natural life, with remainder [illegible] to the said Grantees herein.

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Anita L. Fitzgerald, a Notary Public in and for said County and State, John Thomas

the within named 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 Tennessee, this 24th day of July, 19 81.

Anita L. Fitzgerald Notary Public

Commission expires 7-15-83

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.....

WARRANTY DEED

FROM

JOHN THOMAS

TO

BEVERLY R. THOMAS and
DELORES J. THOMAS

RUSH

G 52122

IDENTIFICATION REFERENCE

JUL 24 12 56 PM '81

FEE $ ZERO DAVIDSON COUNTY REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

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RECEIVED OF _____

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
			300.00- CO	
			.78 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	7.28-
			6516A07/24/61 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

1 2 2

IDENTIF. REFERENCE

JUL 24 12 56 PM '61

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 834354