1969 08/12 49.92- CHECK

WARRANTY DEED

BOOK 5781 PAGE 705

FROM Central Cumberland Corporation, a Tennessee Corporation

ADDRESS NEW OWNER(S) AS FOLLOWS:	Joseph F. Duncan and Charles Brooks III 5115 Meadow Lake Road Nashville, TN 37221	
SEND TAX BILLS TO:	Same	
PREPARED BY:	CLYDE PAUL HOLLAND, ATTORNEY 65 Music Square East Nashville, TN 37203	MAP-PARCEL NOS: 93-10/37 93-10/45

{STATE OF TENNESSEE COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION, OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $16,750.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 7th day of August, 1981.

DATE

NOTARY PUBLIC

COMMISSION EXPIRES

AFFIX SEAL

FOR AND and IN CONSIDERATION OF the sum of TEN DOLLARS AND NO/100----------

($10.00)---------- DOLLARS

cash in hand paid by Joseph F. Duncan and Charles Brooks III, and other good and valuable considerations accepted as cash, the receipt of which is hereby acknowledged,

CENTRAL CUMBERLAND CORPORATION, A TENNESSEE CORPORATION

GRANTOR(S) have (has) bargained and sold, and by these presents do(es) transfer and convey unto the said

JOSEPH F. DUNCAN AND CHARLES BROOKS III, GRANTEES

THEIR

their (his, her, its) heirs, successors and assigns,

a certain ~~tract~~ or parcel of land in DAVIDSON County, State of Tennessee, described as follows, to wit:

810 10th Avenue South, Nashville, TN, further described:

BEING Part of Lot "C" on the Map of Palmer Place, as of record in Book 57, Page 117, Register's Office for said County, described as follows:
BEGINNING on the northerly margin of Palmer Place at the southwest corner of part of Lot "C" conveyed to J.K. Winters by deed from John P. Harris, Sr., et al, as of record in Book 939, Page 697, said Register's Office; thence with Winter's westerly line, northwardly 80 feet to the southerly margin of an alley; thence with said alley, westwardly 40 feet to the easterly margin of another alley; thence with said last mentioned alley, southwardly 80 feet to the northerly margin of Palmer Place; thence with the margin of the same, eastwardly 39.3 feet to the beginning.
BEING the same property conveyed to Central Cumberland Corp, by deed from George Cole, of record in Book 4540, Page 14, Register's Office for said County.

813 Lea Avenue, Nashville, TN, further described:

BEING the westerly 40 feet of Block "B" on the Plan of Palmer Place, as of record in Book 57, Page 117, Register's Office for said County, Said part of Block "B" fronts 40 feet on the southerly side of Lea Avenue and runs back between parallel lines, with the easterly margin of an alley, 80 feet to an alley in the rear.
BEING the same property conveyed to Central Cumberland Corp., a Tennessee Corporation by deed from Evans & Crockett, Inc., a Tennessee Corporation, of record in Book 4540, Page 10, Register's Office for said County.

unimproved (X)
This is improved ( ) property, known as 813 Lea Avenue, Nashville, Tennessee 810 10th Avenue South, Nashville, Tennessee
Number Street City State 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, successors and assigns, forever.

AND It does do covenant with the said GRANTEES that it is lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except of record.

AND GRANTOR do(es) further covenant and bind itself and its heirs and representatives, to WARRANT and forever defend the title to the said land to the said GRANTEES THEIR heirs successors and assigns against the lawful claims of all persons whomsoever.

WITNESS my hand this 7th day of August, 19 81.

CENTRAL CUMBERLAND CORPORATION

R. E. COWAN, JR., PRESIDENT

{STATE OF ....; COUNTY OF ....} (Individual Acknowledgment)

Personally appeard before me, the undersigned, a Notery Public in and for said County and State, the within named .....

RUSH

the bargainer(s), with whom I am personally acquainted, and acknowledged that they (he, she) executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at ..... City ..... State

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

..... Comission Expires ..... Notary Public

(AFFIX SEAL)

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.
AUG 12 3 24 PM '81
IDENTIF. REFERENCE
$ 5.50

{STATE OF Tennessee; COUNTY OF Davidson} (Corporate Acknowledgment)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared R. E. COWAN, JR. with whom I am personally acquainted, and who, upon oath, acknowledged him self to be (Title) President of the Central Cumberland Corporation a Tennessee Corporation, a corporation, the within named bargainer, and that he as such (Title) President being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by him self as (Title) President

WITNESS my hand and seal, at office in CITY: NASHVILLE STATE: TENNESSEE

this 7th day of August 19 81

8-18-81
Commission Expires

Notary Public

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5781 PAGE 707

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
			16750.00- CO	
			43.42 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	49.92-
1969A06/12/81			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 5.4.97 1

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IDENTIF. REFERENCE

AUG 12 3 24 PM '81

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

No. 837679