FORM NO. WD-1

BOOK 5783 PAGE 47

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $1,250.00

James L. Wilson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 11th DAY OF August 1981

Gary B. Fisher
Notary Public

MY COMMISSION EXPIRES: 1-22-84
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gary B. Fisher, Attorney At Law, 494 Bell Road, Nashville, TN 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER9
James L. Wilson, et. al. (NAME)	Owner (NAME)	119-1
327 Rose Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	275
Nashville, TN 37211 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	6DA-15818

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, Coulter M. Baggett et ux Bertha Pauline Baggett

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James L. Wilson and Gregory P. Frye, as joint tenants with right of survivorship.

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 Lot No. 6 on the plan of a subdivision of the east part of Mrs. Gray's property made by W. B. Southgate, Surveyor, not of record, and being part of Lot No. 35 on the map of Cumberland Nurseries, as of record in Book 161, Page 112, said Register's Office.

Said Lot No. 6 fronts 50 ft. on the southerly side of Rose Avenue and runs back between parallel lines parallel with, and 247 ft. 6 inches westerly from the westerly margin of Wickson Avenue 166 ft. to a dead line.

Included in the above description, but excluded therefrom, is the property conveyed to the State of Tennessee by Grantors as of record in Book 4372, Page 574, said Register's Office, described as "Beginning at a point in the southerly margin of Rose Avenue, said point being James M. Bell's Northeast corner; thence with said margin eastwardly 50 ft to Roy A. Hickman's Northwest corner; thence with Hickman's West boundary, southwardly 35.8 ft. to a point; thence south 59 degrees 35 minutes west 61.8 ft. to the said Bell's east boundary; thence with said boundary northwardly 71.6 ft. to the point of beginning.

Being a part of the property conveyed to Grantors by deed from Horace Lacy Decker, Jr., et ux as of record in Book 2394, Page 635, said Register's Office.

This is unimproved (X) improved ( ) property, known as 337 (House Number) Rose Avenue (Street) Nashville, TN 37211 (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 11th day of August, 19 81

Coulter M. Baggett — Coulter M. Baggett

Bertha Pauline Baggett — Bertha Pauline Baggett

STATE OF TENNESSEE
Davidson County

BOOK 5783 PAGE 48

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Coulter M. Baggett et ux Bertha Pauline Baggett

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 11th day of August 19 81

Commission expires 1-22-84

Gary B Fisher
Notary Public

GARY B. FISHER NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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
Coulter M. Baggett et ux
Bertha Pauline Baggett

TO
James L. Wilson and
Gregory P. Frye

G 55532

IDENTIF. REFERENCE

AUG 17 2 51 PM '81
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

RUSH

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

08/17 9.62- CHECK

2716

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

BOOK 5783 PAGE 49

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
			1250.00- CO	
			3.12 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	9.62-
			2716A08/17/81 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

65532

IDENTIF. REFERENCE

AUG 17 2 51 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 838399