ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
William Beard (NAME)	Same as New Owner (NAME)	71-2-30
1248 Avondale Circle (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tenn 37207 (CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

4034

12/1 - 25.00

WARRANTY DEED

BOOK 5832 PAGE 690

For and in consideration of the sum of --------$10.00----------

--------TEN and no/100---------- DOLLARS

CK

Cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, We

Arthur L. Lepley and wife, Sara B. Lepley

have bargained and sold, and by these presents do transfer and convey unto the said

WILLIAM BEARD, unmarried

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 36 on the Plan of E. C. Scruggs First Avondale, as of record in Book 161, page 13, Register's Office for said County.

Said Lot No. 36 fronts 50 feet on the southerly side of Greenwood Avenue and extends back between parallel lines 149 feet to an alley.

Being the same property conveyed to Arthur L. Lepley and wife, Sara B. Lepley, by deed from E. A. Sircy and wife, Mintye Sircy, as of record in Book 4123, page 339, Register's Office, Davidson County, Tennessee.

This conveyance is subject to any and all easements setback lines and restrictions of record.

This is unimproved ( ) improved (XX) property, known as 1248 Greenwood Avenue (House Number) (Street)

Nashville, Tennessee (P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 19 day of Dec., 19 81.

ARTHUR L. LEPLEY — SARA B. LEPLEY

Arthur L Lepley — Sara B. Lepley

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named ARTHUR L. LEPLEY AND WIFE, SARA B. LEPLEY

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 14 day of DEC, 19 81.

My commission expires 4/21/85 Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, , a Notary Public of the State and County aforesaid, personally appeared and with whom I am personally acquainted, and who, upon oath, acknowledged to be and respectively of the , the within named bargainor, a corporation, and that as such and , being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in , this day of , 19 .

Notary Public

Commission expires

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 7,500.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

William Beard

Sworn to and subscribed before me this 14 day of DEC, 19 81.

My commission expires 4/21/85 Notary Public

This instrument was prepared by:

Truman S. Wrenne, Atty	344 4th Avenue North	Nashville, Tenn 37219
Name	Address	

RUSH

WARRANTY DEED

FROM Arthur L. Lepley, ET UX

TO William Beard

G 72763

IDEN[illegible]FERENCE

DEC 21 12 02 PM '81

[illegible] REGISTER
DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR BOOK 5832 PAGE 692

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

7500.00- CO
19.50 CO TX
.50 PRFEE
6.00 MDEED
CHECK 26.00-
4034A12/21/81 BAL: .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

672763

FOR STATE REFERENCE

DEC 21 12 02 PM '81

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

No. 858913