OFFICIAL RECEIPT

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $3,000.00

Charles C. Broaddus
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF May 1982

Clarence M. Beaty
Notary Public

MY COMMISSION EXPIRES: Oct. 17, 1982
(AFFIX SEAL)

BOOK 5888 PAGE 924

THIS INSTRUMENT WAS PREPARED BY
Clarence M. Beaty, Jr., 3720 North Natchez Court, Nashville, TN 37211
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Shirley F. Buckner (NAME)	Same (NAME)	91-8
928 44th Ave. North (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	231
Nashville, TN 37209 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	PW

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, Charles C. Broaddus, Jr., et ux, Ernestine W. Broaddus

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Shirley F. Buckner

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 part of Lot No. 32 on the Map of W. J. Myers Re-arrangement of Clifton Subdivision, of record in Book 1130, page 52, Register's Office for Davidson County, Tennessee, described as follows:

Beginning at a point at the southeast intersection of 44th Avenue North and Albion Street at the northwest corner of said Lot No. 32; thence along the southerly margin of Albion Street eastwardly 52 feet to a point; thence at right angles in a southerly direction 91.4 feet to the right-of-way of N.C. & St. L. Railroad; thence with the easterly margin of said right-of-way northwestwardly 81.8 feet to the intersection of right-of-way and 44th Avenue North; thence along the easterly margin of 44th Avenue North 28.1 feet to the beginning.

Being the same property conveyed to Charles C. Broaddus Jr., by deed of Record in Book 4537, page 757, Register's Office for Davidson County, Tennessee.

Said property is unencumbered except as of record, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 928 (House Number) 44th Avenue North (Street) Nashville, TN (P. O. Address) 37209 (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 19th day of May, 19 82

x Charles C. Broaddus

Ernestine W. Broaddus

OFFICIAL RECEIPT

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named Charles C. Broaddus, Jr. and Ernestine W. Broaddus

the bargainors, 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 19 day of May 19 82.

Commission expires 10/19/82

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 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

Charles C. Broaddus, Jr.

et ux, Ernestine W. Broaddus

TO

Shirley F. Buckner

G 9 2 4 0 7

IDENTIF. REFERENCE

MAY 21 8 26 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

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

3[illegible].00	CO	
7.60	CO TX	
.50	PRFEE	
6.00	WDEED	
CHECK		14.30-
8846A05/21/82	BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G. 9 2 4 0 7.

IDENTIF. REFERENCE

MAY 21 8 27 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 882445