FORM NO. WD-1

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PREPARED BY:
A. BRADEN FLOYD, JR. ATTY.
[illegible] WHITE BRIDGE ROAD
[illegible]VILLE, TN 37209

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 23,000.00

William L. James
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 25 DAY OF May 1982.

A. Braden Floyd
Notary Public

MY COMMISSION EXPIRES: 2-28-85
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William L. James, Jr. etux	Same	72 - 13
(NAME)	(NAME)	
3828 Edwards Ave.,	"	113
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tn., 37209	"	27W1095
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, Cecil Ervin Birge, Jr., unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William L. James, Jr. and wife Judie James

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. 40 on the Map of Sprindale Subdivision, of record in Book 974, page 18, Register's Office for Davidson County, Tennessee.

Sail Lot No. 40 fronts 50 feet on the westerly side of Inga Street and runs back between parallel lines 127 feet to the easterly margin of the L & N Railroad right-of-way

Being the same property conveyed to Cecil E. Birge and wife, Carolyn W. Birge by deed from Jerry A. Reding and wife, Elizabeth A. Reding, of record in Book 5554, page 96; the said Carolyn Wall Birge having conveyed all of her rights, title and interest in and to the herein described property by quitclaim deed to Cecil Ervin Birge, Jr., of record in Book 5825, page 373, both deeds in the Register's Office for Davidson County, Tennessee. Cecil E. Birge, Cecil Ervin Birge , Jr., being one and the same person. Carolyn W. Birge and Carolyn Wall Birge being one and the same person.

This is ~~unimproved~~ (XX) improved property, known as 2433 Inga Street, Nashville, Tn., 37206
(House Number) (Street) (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 hand this 25th day of May, 19 82

Cecil E. Birge Jr.

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Cecil Ervin Birge, Jr.,

the bargainor, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 25 day of May 19 82

Commission expires 2-28-85

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 CECIL ERVIN BIRGE, JR.,

TO WILLIAM L. JAMES ET UX

G. 9 3 3 2 1

RUSH

IDENTIF. REFERENCE

MAY 28 8 55 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
			23000.00- CO	
			59.80 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	66.30-
			9722A05/26/82 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 9 3 3 2 T

IDENTIF. REFERENCE

MAY 28 8 55 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 883575