BOOK 5897 PAGE 850 FORM NO. WD-1

G 9 5 4 6 7

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ None

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF June, 19 82.

Notary Public

MY COMMISSION EXPIRES: May 1, 1984

(AFFIX SEAL)

TENNESSEE
JUN 14 11 27 AM '82
REGISTER
DAVIDSON COUNTY, TN

Mail to Owner

THIS INSTRUMENT WAS PREPARED BY
Glenn E. Sager, Attorney, 1321 Cheshire Drive, Nashville, Tenn. 37206
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
W. S. WELCH (NAME)	OWNER (NAME)	MAP 83-9
107 South 11th Street (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 182
Nashville, Tenn. 37206 (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, MAUDE C. WELCH, former spouse of W. S. WELCH

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO W. S. WELCH

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: all of her ½ undivided interest in the following described real property located in Davidson County, Tennessee: To-wit:

Being the southerly 26 feet front of Lot No. 3 and the northerly 14 feet of Lot No. 4 and the northerly 24 feet rear of Lot No. 4 and the southerly 11.5 feet rear of Lot No. 3 on the Map of J. B. Armstrong's subdivision of Lots 12, 13, 14 and 15 of the East Edgefield Addition, a plat of which is of record in Book 57, page 110, Register's Office for Davidson County, Tennessee, described as follows:

Beginning at a point in the easterly margin of South 11th Street, said point being 129 feet south of the intersection of South 11th Street and Woodland Street and 26 feet north of the common corner of Lots Nos. 3 and 4; thence easterly 142 feet, more or less, to a point in an alley, which point is 11.5 feet north of the common corner between Lots Nos. 3 and 4; thence southerly along said margin of said alley, 35.5 feet to a point; thence westerly 142 feet, more or less, to a point in the easterly margin of South 11th Street; thence northerly along said margin of said street, 40 feet to the point of beginning.

Being the same property conveyed to W. S. Welch and wife Maude C. Welch(now divorced by Decree in ____ Circuit Court for Davidson County, Tenn. Docket No._____), by deed, from L. H. Hardaway, Sr. and wife, Daisie G. Hardaway, of record in Book 4608, page 809, Register's Office for Davidson County, Tennessee.

This is unimproved (X) improved ( ) property, known as 107 South 11th Street, Nashville, Tenn. 37206
(House Number) (Street) (P. O. Address) (City or Town) (Form 25)

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 seised 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 my hand this 29 day of Dec., 19 81

x Maude C. Welch
Maude C. Welch

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 Maude C. Welch

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 29 day of Dec, 1981

Commission expires Oct 20 1985

James H Cato
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

MAUDE C. WELCH

TO

W. S. WELCH

Attorneys Title Company
Title Guaranteed
NASHVILLE, TENN.