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FORM NO. WD-1

H 0 8 1 0 9

IDENTIF. REFERENCE

SEP 13 10 57 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 27,000.00

Jeffrey Allan Gaines
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 10th DAY OF September, 19 82

Notary Public

MY COMMISSION EXPIRES January 19, 1986
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SOUTHEAST TITLE of Tennessee, Inc.
Realtors Building 306 Gay Street Suite 203 Nashville, Tennessee 37201

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Jeffrey Allan Gaines (NAME)	(Owner) (NAME)	Map 83-13
1514 Russell Street (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 398
Nashville, Tennessee (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, Etta Oldham

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jeffrey Allan Gaines

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 the easterly 33 feet of Lot No. 80 and the westerly 17 feet of Lot No. 81 of Block "J" in the subdivision of the Lindsley Home Place, in the 18th Civil District of Davidson County, Tennessee, a plan of which is of record on page 92 of Plan Book 2, Chancery Court at Nashville. The Property herein conveyed fronts 50 feet on the south side of Russell Street and extends back between parallel lines 160 feet more or less to an alley, in the rear.

Being the same property conveyed to Etta Oldham by deed from Elliston A. Vinson and wife, Lucy M. Vinson, of record in Book 5349 at page 671, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 1982 and subsequent years.

This is unimproved ( ) improved (X) property, known as 1514 Russell Street, Nashville, Tennessee
(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 my hand this 10th day of September, 19 82

Etta Oldham

Etta Oldham

09/13 76.70 - 2552

2552

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Etta Oldham

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 10th day of September, 1982

Commission expires January 19, 1986

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
Etta Oldham

TO
Jeffrey Allan Gaines

RETURN TO:
SOUTHEAST TITLE
OF TENNESSEE, INC.
Realtors Building
306 Gay Street Suite 203
Nashville, Tennessee 37201

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 5936 PAGE 280

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
			27000.00- CO	
			70.20 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	76.70-
8393A	09/13/82		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

408109
Identify Reg.
Sep 13 10:57 AM '82
Felix Z. Wilson II
Reg.
Davidson Co, TN

No. 924582