re-record

BOOK 5926 PAGE 339

BOOK 5958 PAGE 493

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 90,000.00
For Tract I and Tract II

James Bradley Whitfield
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF August, 1982.

Kaye E. Liggett
Notary Public

MY COMMISSION EXPIRES: 5-3-85

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David A. Harrelson, Attorney, 2108 Parkway Towers, Nashville, Tenn. 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
James Bradley Whitfield Brad Whitfield Graphic Arts Co. (NAME) 615 7th Avenue, So. at Drexel Street (STREET ADDRESS OR ROUTE NUMBER) Nash., Tenn. 37203 (CITY) (STATE) (P. O. ZIP)	James Bradley Whitfield Brad Whitfield Graphic Arts Co. (NAME) 615 7th Avenue, South at Drexel Street (STREET ADDRESS) Nashville, Tenn. 37203 (CITY) (STATE) (ZIP)	93-10-73

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~~ I, Grace F. Walker Clark

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James Bradley Whitfield

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. 51 in what is known as "Southfield" Plan of Lots, as of record in Book "N", page 459, Register's Office for Davidson County, Tennessee, described as follows:

Beginning on the west margin of 7th Avenue, South, formerly Vine Street at the corner of the Wilson Spring Tract of land, being the southeast corner of said Lot No. 51; thence with the west margin of said 7th Avenue, South, northerly 65 feet, more or less, to a stake, the S.E. corner of part of said lot formerly owned by Jefferson Page; thence at right angles westerly 165 feet, more or less, to an alley; thence with the margin of said alley, southerly 37 feet, more or less, to a southwest corner of said Lot No. 51 on the line of said Wilson Spring Tract of land; thene with the line between said Lot. No. 51 and the Wilson Spring Tract, easterly 166 feet, more or less, to the point of beginning.

From this description is to be EXCLUDED the 7 feet of land sold to Ira T. Bryant in 1940, described as follows:

Being seven feet off of part of Lot No. 51 in what is known as the south Field Plan of Lots as of record in Book N, page 495, Register's Office for said County. Beginning on the southeast corner of said Lot No. 51, and running back in a westerly direction 78 feet to a point with said southern boundary line of Lot 51; thence northerly seven feet to a point; thence eastwardly parallel with said southerly property line 78 feet to a westerly margin of Seventh Avenue, South; thence in a southerly direction parallel with the westerly margin of Seventh Avenue, South, then in a southerly direction parallel with the westerly margin of Seventh Avenue, South, seven feet to the beginning.

Being the same property conveyed to Grace F. Walker (Clark), by deed from Aliene Alexander, as of record in Book 5685, page 617, Register's Office, Davidson County, Tennessee.

Tract I

This is unimproved ( ) improved (X) property, known as 417 7th Avenue, South, Nashville, Tenn. 37219
(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 12th day of August, 1982

James M. Clark
James M. Clark, Husband

Grace F. Walker Clark
Grace F. Walker Clark

08/12 24.50
7231

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 Grace F. Walker Clark, and husband, James M. Clark

the bargainor, with whom I am personally acquainted, and who acknowledged that I executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 13th day of August 1982

Commission expires May 5, 1985

Kaye E Leggett
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

H 0 4 7 9 5

FROM
Grace F. Walker Clark

TO
James Bradley Whitfield

IDENTIF. REFERENCE

Aug 18 2 22 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

NONE CERT.

Rerecord
H 1 5 2 7 0

RUSH

IDENTIF. REFERENCE

Nov 2 9 09 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.