OFFICIAL RECEIPT

6692 12/21 [illegible]

H 22494

IDENTIF. REFERENCE

DEC 21 12 38 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

BOOK 5980 PAGE 534

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 33,000.00

J. W. Bennett, Sr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF December, 19 82

Larry L. Westbrook
Notary Public

MY COMMISSION EXPIRES: 6/16/85
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Larry L. Westbrook, Attorney, P. O. Box 150349, Nashville, Tennessee 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
J. W. Bennett, Sr. (NAME)	Ranier Mortgage Company (NAME)	105-11 #39
442 Wingrove Avenue (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box C-34040 (STREET ADDRESS)	6DA-18845
Nashville, TN 37203 (CITY) (STATE) (P. O. ZIP)	Seattle, Washington 98124 (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~~ I, James A. Graham

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO J. W. Bennett, Sr.

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:

Land in Davidson County, Tennessee, being part of Block "C" on the Plan of the partition of the Mary E. Hamilton Lands, Plat Book 2, page 94, Chancery Court at Nashville, and being Lot No. 13 on the unrecorded plan of Block "C" and parts of Block "A" and Block "B" of the Mary E. Hamilton Lands, Register's Office for Davidson County, Tennessee, more described as follows:

Said Lot fronts 61.2 feet on the northerly side of Wingrove Avenue, extends back 150.5 feet on the westerly side and 150.4 feet on the easterly side and measuring 55.2 feet across the rear.

Being the same property conveyed to James A. Graham by deed from Frederick B. Edling, unmarried of record in Book 5530, page 677, Register's Office for Davidson County, Tennessee.

And I, Mary Jane High, wife of the within James A. Graham, join in the execution of this instrument for the purpose of transferring and conveying all right, title and interest which I may have in said property by virtue of my marriage or otherwise.

unimproved ( )
This is improved (X) property, known as 442 Wingrove Avenue. Nashville, TN 37203
(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 our hand S this 17th day of December, 1982

James A. Graham

Mary Jane High

OFFICIAL RECEIPT

STATE OF TENNESSEE
Davidson County

BOOK 5980 PAGE 535

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James A. Graham and Mary Jane High

the bargainor S, 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 17th day of December 19 82

Commission expires 6-16-85

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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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

James A. Graham

TO

J. W. Bennett, Sr.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-1631
NASHVILLE, TENNESSEE 37208

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

33000.00-	CO
85.80	CO TX
.50	PRFEE
6.00	WDEED
CHECK	92.30-
6692A12/21/82 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

It's a 24494
Identify Reference
Rec'd 12:38 PM '82
Felix Z. Wilson II, Reg.
Davidson County Tn.

No. 916923