Prepared from information furnished by the parties

Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER. FOR THIS TRANSFER IS $ 3000.00

[redacted]
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF June, 1983

Thomas C Jones
Notary Public

MY COMMISSION EXPIRES: 4/21/85

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

BOOK 5085 PAGE 376

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON – 295 PLUS PARK BOULEVARD, SUITE J – NASHVILLE, TN 37217

NAME ADDRESS		
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
DWAIN MITCHELL, ETAL	SAME	81-12
(NAME)	(NAME)	
1711 9th Avenue North		183
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37208		
(CITY) (STATE) (P.O.ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Jesse P. Fowler, James P. Fowler, and Garrett W. Fowler,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Dwain Mitchell, and D. C. Allen, each one-half undivided interest

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 the southeasterly 30 feet of Lot No. 306 on the Map of North Nashville Real Estate Company's Plan of Lots, as of record in Book 21, Page 105, Register's Office for said County.

Said part of lot fronts 30 feet on the southwesterly side of Delta Avenue and runs back between parallel lines 160 feet to an alley.

Being the same property conveyed to Buchannan Fowler and wife Jennie Gertrude Fowler, by deed of record in Book 1431, page 565, Register's Office, Davidson County of Tennessee. Buchannan Fowler pre-deceased Jennie Gertrude Fowler, now Jennie Gertrude Fowler is deceased, leaving as her only heirs at-law her three sons the above named Jesse P. Fowler, James P. Fowler, and Garrett W. Fowler, the grantors attest to the fact that there are no debts or inheritance taxes due against the estate of Jennie Gertrude Fowler.

Included but specifically excluded from this conveyance is a conveyance to the State of Tennessee of record in Book 4125, Page 668, said Register's Office, to which reference is hereby made for a more detailed description.

Property is subject to an easement granted to the State of Tennessee of record in Book 4125, Page 668, Register's Office.

unimproved ( ) property, known as 1615 Delta Avenue (House Number) (Street) Nashville, Tennessee (P. O. Address) (City or Town) 37208 (Postal Zip)
This is improved ( )

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 heir 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 11th day of June, 1983

James P Fowler — Garrett W. Fowler (By Power of Attorney James Fowler) Jesse P. Fowler

STATE OF TENNESSEE
Davidson County

BOOK 6085 PAGE 377

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James P. Fowler, Jessie P. Fowler,

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 10th day of June 19 83

Commission expires 4-21-85

Thomas C Jones
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) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainer, and corporation, and that (he) (they) as such _____ and _____, being authorized so to do, execute 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 Jesse P. Fowler, ETAL

TO Dwain Mitchell, ETAL

H 57209

IDENTIF. REFERENCE

JUN 30 10 45 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

MAIL ENV.

EDWARD SEDDON
ATTORNEY-AT-LAW
295 Plus Park Blvd., Suite J
Nashville, Tennessee 37217

STATE OF TENNESSEE)
) SS.
(COUNTY OF) DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public, in and for said County and State, the within named James P. Fowler, one of the bargainors with whom I am personally acquainted, and who acknowledged that he executed the within and foregoing Deed instrument for the purposes therein contained; and the said James P. Fowler to be known to be the person who executed the foregoing Deed of Trust instrument contained, as the free act and deed of the said Gannett W. Fowler by virtue of POWER OF ATTORNEY, duly executed by said Gannett W. Fowler and appearing of record in Book _____ Page _____ of the Register's Office of Davidson County, Tennessee.

Witness my hand and official seal at Nashville, Tennessee, this the 10th day of June, 1983.

Comm. Expires 4/21/85

NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR BOOK 6085 PAGE 378

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			3500.00- CO	
			9.10 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	15.60-
			8145A06/30/83 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 57209

IDENTIF. REFERENCE

JUN 30 10 45 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 959981