ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
Wayne Greer, et al (NAME)	Same (NAME)	12-W-1740
6405 Charlotte Pike (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	91-16-165
Nashville, TN 37209 (CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED BOOK 6114 PAGE 458

For and in consideration of the sum of Ten and 00/100 (10.00)---------- DOLLARS

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cash and other good and valuable consideration, the receipt of all of which is hereby acknowledged; I, FANNIE J. FRANCIS, a widow,

have bargained and sold, and by these presents do transfer and convey unto the said WAYNE A. GREER and JACKIE D. COOK,

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being the easterly half of Lot No. 1 of Block No. 1 on the Plan of Charlotte Park Company's First Addition to Nashville as of record in Book 57, Page 103, Register's Office for said County.

Said part of Lot No. 1 fronts 50 feet on the southerly side of Charlotte Avenue and runs back between parallel lines with the westerly margin of 42nd Avenue North, formerly First Street, 150 feet to an alley.

Being the same property conveyed to C. E. Francis and wife, Fannie J. Francis, by deed from Elizabeth Green of record in Book 4481, Page 535, Register's Office for Davidson County, Tennessee, the said C. E. Francis having since died.

Taxes for 1983 to be pro rated and assumed by Grantees.

unimproved ( )
This is improved (X) property, known as 4201 Charlotte Avenue (House Number) (Street)
Nashville (P. O. Address) Tennessee (City or Town) 37209 (Zip Code)

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.

Whenever 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 hands this 10th day of August, 1983.

Fannie J. Francis

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 6114 PAGE 459

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Fannie J. Francis, a widow,

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 August, 1983.

My commission expires 10-20-85 Notary Public Eunice Miller

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 25,000.00 This is equal to or greater than the property would bring at a fair and voluntary sale.

Fannie J. Francis

Sworn to and subscribed before me this 10th day of August, 1983.

My commission expires 10-20-85 Notary Public Eunice Miller

Mail

This instrument was prepared by:

Name	Address
Hofstetter & Hofstetter, Attorneys	Suite 500, 230 Fourth Avenue North Nashville, TN 37219

WARRANTY DEED

FROM Fannie J. Francis

TO WAYNE A. GREER AND JACKIE D. COOK

H 66610

IDENTIF. REFERENCE

AUG 12 8 53 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE.

RECEIVED OF _____

FOR _____ BOOK 6114 PAGE 460

CO -CONVEYANCE	CC -CERTIFIED COPY	MISC -MISCELLANEOUS
MO -MORTGAGE	REL -RELEASE	COTX -STATE TAX CONVEY
WD -WARRANTY DEED	UCC -UNIFORM COMMERCIAL CODE	MOTX -STATE TAX MORT
TD -TRUST DEED		PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			25000.00- CO	
			65.00 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	71.50-
9209A08/12/83			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 6 6 1 0

IDENTIF. REFERENCE

AUG 12 8 53 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 970740