This Instrument Prepared By:
BASS, BERRY & SIMS (KBS)
2700 First American Center
Nashville, Tennessee 37238

WARRANTY DEED BOOK 6128 PAGE 967

Address New Owner(s):	Send Tax Bills To:	Map-Parcel Nos.
Michael H. Clark Mike Clark Realty 227 Second Avenue North Nashville, TN 37201	Same	133-14 Par. 77

For and in consideration of the sum of TEN AND NO/100 ($10.00) DOLLARS cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, I, Oscar Anderson, unmarried, ("Grantor") have bargained and sold, and by these presents do transfer and convey unto Michael H. Clark ("Grantee"), his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

BEING a tract of land located in the First Civil District of Metropolitan Nashville and Davidson County, Tennessee, and being more particularly described as follows:

BEGINNING at an iron pin in concrete, located in the southerly right-of-way margin of Elysian Fields Road, (55.0 foot R.O.W.). Said iron pin in concrete being the northwesterly property corner of the F. I. Wakefield property as recorded in Deed Book 2277, page 147, R.O.D.C., Tennessee, and the northeasterly property corner of the herein described property; Thence, leaving said road right-of-way margin and following the F. I. Wakefield and the South Central Bell westerly boundary lines South 41° 16' 46" East a distance of 483.51 feet to an iron pin at a triple fence corner; Thence, following the northerly boundary of the E. P. Danielson property South 78° 59' 44" West a distance of 189.76 feet to an iron pin; Thence, following the E. H. Bolte easterly boundary line North 34° 27' 03" West a distance of 404.15 feet to a P&K nail located in a paved drive and in the southerly right-of-way margin of Elysian Fields Road; Thence, following said road margin North 55° 20' 25" East a distance of 116.60 feet to the point of beginning.

TRACT contains 63,179.38 square feet or 1.45 acres more or less.

BEING the same property conveyed to Oscar Anderson by deed from Icema P. Anderson, of record in Book 4662, page 995, said Register's Office.

Said property is unencumbered, except for taxes for the current year, which have been prorated and assumed by the Grantee, restrictions of record in Book 2435, page 360, said Register's Office; Agreement for Dedication of Easement for Sanitary Sewers and/or Storm Drainage of record in Book 5366, page 451, said Register's Office; and the plan of record in Book 2331, page 32, said Register's Office, shows an owner's certificate, minimum setback lines, and easements for public utilities.

09/02/94 14:50 CHECK

4695

OFFICIAL RECEIPT

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever. And I do covenant with the said Grantee that I am 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 I do further covenant and bind myself, my heirs and representatives to warrant and forever defend the title to the said land to the said Grantee, his heirs and assigns against the lawful claims of all persons, whomsoever.

WITNESS my hand this 2 day of September, 1983.

Oscar Anderson
Oscar Anderson

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Oscar Anderson the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowleged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 2 day of September 1983.

Anne M Date
Notary Public

My Commission Expires:
7-27-86

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of property (whichever is greater) is $80,000.00.

Affiant

Sworn to and subscribed before me this 2 day of September, 1983.

Anne M Date
Notary Public

My Commission Expires:
7-27-86

RUSH

IDENTIF. REFERENCE

SEP 2 12 55 PM '83
FELIX Z. WILSON CLERK & REGISTER
DAVIDSON COUNTY, TN

H 7.1-290

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 6128 PAGE 969

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
			80000.00- CO	
			208.00 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 214.50-	
4695A09/02/83			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 7 1 2 9 0

IDENTIF. REFERENCE

SEP 2 12 55 PM '83

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 976073