This Instrument Prepared by:
Douglas A. Brace
Ortale, Kelly, Herbert & Crawford
2nd Floor, L & C Tower
Nashville, Tennessee 37219

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
104-8-289	Robert F. Hall 5353 Green Valley Court Nashville, TN. 37220	New Owner 5353 Green Valley Court Nashville, TN 37220
FIELD BOOK NUMBER(S) 22W-15990	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) 1402 17th Avenue, South	LOAN OR ACCOUNT NO. PROPERTY IS ☐ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged,

BOOK 6147 PAGE 596

MARGARET ANN WARNER and husband, HARRY M. WARNER

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto ROBERT F. HALL

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being the south 55 feet of the north one-third of the west one-half of Lot No. 42 in the O. B. Hayes Plan of Large Lots, as of record in Book 21, page 87, described as follows:

BEGINNING in the easterly margin of 17th Avenue, South, formerly Addison Street, 55 feet 6-1/2 inches south of the dividing line between Lots Nos. 35 and 42 on said plan; thence parallel with said dividing line eastwardly 157 feet 3 inches to a proposed alley; thence with the westerly margin of said proposed alley, 55 feet southwardly to the north line of the middle one-third of said Lot No. 42; thence with said line westwardly 157 feet 3 inches to the easterly margin of 17th Avenue, South; thence with said 17th Avenue, South, northwardly 55 feet to the beginning.

Being the same property conveyed to Margaret Ann Warner, by deed from Harry M. Warner, David Briggs and wife, Judy Briggs, as of record in Book 4795, page 935.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered., Except 1983 taxes which have been prorated and assumed by Grantees.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

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.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 27th day of September, 19 83

Margaret Ann Warner

Harry M. Warner

1529 - 09/29 117.00- CHECK

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named

Margaret Ann Warner and husband, Harry M. Warner

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 the 27th day of September, 19 83.

My commission expires: 4-20-86

Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this, the _____ day of _____, 19____.

My commission expires: _____

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS $42,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27 DAY OF September 19 83

MY COMMISSION EXPIRES: 4-20-86 (AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM

MARGARET ANN WARNER

AND HUSBAND

TO

ROBERT F. HALL

H 7.7.0 9 8

IDENTIF. REFERENCE

SEP 29 4 21 PM '83

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN

ORTALE, KELLEY, HERBERT & CRAWFORD
Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____ ____, 19____.

My commission expires: _____

Notary Public

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
			42500.00- CO	
			110.50 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 117.00-	
			1529A09/29/83 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 7 0 9 8

IDENTIF. REFERENCE

SEP 29 4 21 PM '83

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 982709