FORM NO. WD-1

BOOK 6150 PAGE 858

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $44,877.04

Robert G Horn
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF October, 1983.

Notary Public

MY COMMISSION EXPIRES: January 19, 1986
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SOUTHEAST TITLE of Tennessee, Inc.
Realtors Building 306 Gay Street Suite 203 Nashville, Tennessee 37201

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ROBERT G. HORN (NAME)	SAME (NAME)	Map 092-12
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 054
(CITY) (STATE) (P. O. ZIP)	(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, WALTER J. LEONARD and wife, BETTY SINGLETON LEONARD

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ROBERT G. HORN

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:

BEING Lot No. 90 of Block No. 8 on the Plan of MURPHY LAND COMPANY'S DIVISION "B" a plan of said property subdividing the same into blocks is of record in Book 161, page 126, Register's Office for said County, but said plan does not show the subdivision of blocks into small lots. According to a printed copy of an unregistered plan subdividing said blocks into small lots.

SAID Lot No. 90 fronts 50 feet on the easterly side of 20th Avenue North, formerly Boyd Avenue, and runs back between parallel lines 184 feet to an alley, the southerly line of said lot being 296 feet north of the northerly margin of Patterson Street.

BEING the same property conveyed to Walter J. Leonard and wife, Betty Singleton Leonard, by Installment Deed from Hortense Smith Price, of record in Book 5726, page 118, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 1983 and subsequent years, and Vendors Lien of installment executed by Walter J. Leonard and wife, Betty Singleton Leonard for the benefit of Hortense Smith Price, of record in Book 5726, page 118, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 326 20th Avenue, North, Nashville, Tennessee
(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 3rd day of October, 19 83

Walter J. Leonard

Betty Singleton Leonard

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Brent A. Campbell, a Notary Public in and for said County and State, the within named WALTER J. LEONARD and wife, BETTY SINGLETON LEONARD

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 3rd day of October, 1983.

Commission expires January 19, 1986

B A Campbell
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
WALTER J. LEONARD and wife,
BETTY SINGLETON LEONARD

TO
ROBERT G. HORN

H 78056

IDENTIF. REFERENCE

OCT 4 3 17 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

SOUTHEAST TITLE
OF TENNESSEE, INC.
Realtors Building
306 Gay Street Suite 203
Nashville, Tennessee 37201

10/04 123.24- CHECK

2664

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

RECEIVED OF _____

FOR _____ BOOK 6150 PAGE 860

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

44877.04- CAMT.
116.74 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 123.24-
2664A10/04/83 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 78056

IDENTIF. REFERENCE

OCT 4 3 16 PM '83

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN

No. 983801