OFFICIAL RECEIPT

FORM NO. WD-1

BOOK 5165 PAGE 312

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $84,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF October, 1983.

Notary Public

MY COMMISSION EXPIRES: 11-17-84

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS & ADAMS, ATTORNEYS
2210 Crestmoor Road - Nashville, Tennessee 37215

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gerald H. Langley (NAME)	Same (NAME)	104-11
2704 Fairfax Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	85
Nashville, TN 37212 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	24W-6670

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, Shirley Nichols Svenson and husband, Ernest O. Svenson,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Gerald H. Langley, unmarried,

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 the 24th Ward of the City of Nashville, Davidson County, Tennessee, described as follows:

BEGINNING at a point in the northerly margin of Fairfax Avenue, formerly Jones Avenue, at the southeasterly corner of the property conveyed to Pauline Summers by deed of record in Book 3463, page 633, Register's Office for Davidson County, and being the southwesterly corner of the herein described property; thence, leaving Fairfax Avenue, formerly Jones Avenue, in a northerly direction with the easterly line of the Summers property 167 feet, more or less, to a point located on the southerly margin of an alley, at the northeasterly corner of the Summers property and being the northwesterly corner of the herein described property; thence, easterly 70 feet, with the northerly margin of said alley, to a point at the northwesterly corner of the property conveyed to Bradley E. Smith by deed of record in Book 4966, page 635, Register's Office for Davidson County, and being the northeasterly corner of the herein described property; thence, southerly 167 feet, more or less, with the westerly line of the Bradley E. Smith property to a point on the northerly margin of Fairfax Avenue, formerly Jones Avenue; thence, westerly with the northerly margin of said Avenue 70 feet, to the point of beginning.

BEING the same property conveyed to Shirley Nichols by deed from Thomas H. Watts as devisee of the Will of Mary M. Watts of record in Book 5638, page 474, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 2704 Fairfax Avenue, Nashville, Tennessee 37212
(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 24th day of October, 1983

Shirley Nichols Svenson

Shirley Nichols Svenson Ernest O. Svenson

8464 10/28/83 90-1 CHECK

OFFICIAL RECEIPT

STATE OF ~~TENNESSEE~~ LOUISIANA
~~DAVIDSON~~ County OF

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Shirley Nichols Svenson and Ernest O. Svenson,

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 New Orleans, Louisiana, ~~TENNESSEE~~, this 24th day of October 19 83.

Commission expires _____

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 bargainor, a corporation, and that (he) 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

SHIRLEY NICHOLS SVENSON AND HUSBAND, ERNEST O. SVENSON

TO

GERALD H. LANGLEY

WILKINS & ADAMS
ATTORNEYS AT LAW
2210 CRESTMOOR ROAD
NASHVILLE, TENNESSEE 37215

dp

IDENTIF. REFERENCE

H 8 2 9 0 3

FILED FOR REGISTRATION
OCT 28 10 09 AM '83
DAVIDSON COUNTY, TN

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

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RECEIVED OF _____

FOR _____

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
			84000.00-	CAMT.
			218.40	CSTAX
			.50	PRFEE
			6.00	WDEED
				CHECK 224.90-
			8464A10/28/83	BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H82903

IDENTIF. REFERENCE

Oct 28 10 03 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 989420