FORM NO. WD-1

BOOK 6213 PAGE 190

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $125,000

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12 DAY OF January 19 84

Notary Public

MY COMMISSION EXPIRES: May 7, 1987

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Barry W. Bedford

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gerald Fleischer et ux (NAME)	Same (NAME)	93-10-221
221 Page Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	13W-10890
Nashville, TN (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, Dwight Manners and wife, Eleanor A. Manners

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Gerald Fleischer and wife, Doris Fleischer

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 Davidson County, Tennessee, being parts of Lots Nos. 81 and 82 in BARROW GROVE PLAN of LOTS, of record in Book "S", Page 279, Register's Offie for Davidson County, Tennessee, described as follows:

BEGINNING at the southwest corner of Fifth Avenue South, formerly Summer Street, and Lee Avenue, formerly South Union Street; thence with the southerly margin of Lea Avenue westerly 162.5 feet to the center of the fence between this lot and a lot sold by D. C. Love to J.C. Fowler; thence with said fence southerly 125.5 feet to the center of the fence or line of the lot where Judge John C. Ferriss formerly lived; thence with said fence easterly 130 feet to the westerly margin of Fifth Avenue South; thence with said margin northerly 30 feet to the beginning.

Being the same property conveyed to Dwight Manners, et ux, Eleanor A. Manners by deed from John C. Jenkins, Jr. and Mary Cargile, as tenants in common, of record in Book 6152, page 10, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved ( ) property, known as 601-5th Avenue, South, Nashville, TN 505 Lea Avenue, Nashville, TN

(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 hands this 10th day of January, 19 84

Dwight Manners

Dwight Manners

Eleanor A. Manners

Eleanor A. Manners

CHECK 01/12 331.50-5811

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STATE OF ~~TENNESSEE~~ Massachusetts
~~Davidson~~ County
Hampden

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Dwight Manners and wife, Eleanor A. Manners

the bargainor, 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 Longmeadow, Mass., ~~Tennessee~~, this 10th day of January 19 84

Commission expires 8-26-88

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 (his oath / their several oaths) acknowledged (himself / themselves) 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
DWIGHT MANNERS et ux

ELEANOR A. MANNERS

TO
GERALD FLEISCHER et ux

DORIS FLEISCHER

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

H 9 7 1 8 1

IDENTIF. REFERENCE

JAN 12 2 06 PM '84

FELIX Z. HUDDLESTON, JR. REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 6213 PAGE 192

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

125000.00- CAMT.
325.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 331.50-
5811A01/12/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H97181

IDENTIF. REFERENCE

JAN 12 2 06 PM '84

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 6245