FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 5,000
E. M. McDonald
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF March 1984
Deputy Register

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 0.00
Emma McDonald
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13 DAY OF March 84
Notary Public
MY COMMISSION EXPIRES: 4/6/86
(AFFIX SEAL)

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THIS INSTRUMENT WAS PREPARED BY
Harris & Leach, P.C., 2 Music Circle South, Nashville, Tennessee 37203
NAME ADDRESS

Mrs. Geraldine Carter Mr. Ollie McDonald (NAME) 899 Hartford Avenue (STREET ADDRESS OR ROUTE NUMBER) Akron, Ohio 44320 (CITY) (STATE) (P. O. ZIP)	SEND TAX BILLS TO: SAME (NAME) (STREET ADDRESS) (CITY) (STATE) (ZIP)	MAP-PARCEL NUMBERS 105-9 435

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, I, EMMA McDONALD

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY a one-half (1/2) interest to GERALDINE CARTER and a one-half (1/2) interest to OLLIE McDONALD

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 part of Lot No. 56 on the Plan of Waverly Place, as of record in Book 57, page 95, Register's Office for Davidson County, Tennessee, described as follows:

BEGINNING at the northwest intersection of Harewood Avenue or Benton Avenue and the west margin of the first alley east of Elliott Avenue; thence with the margin of said alley, northwesterly 97 feet to a point; thence southwesterly 59 feet to an iron pin; thence southeasterly 97 feet to an iron pin in the margin of Harewood or Benton Avenue; thence with the margin of the same, northeasterly 59 feet to the point of beginning.

BEING the same property conveyed to Emma McDonald by Order of the Chancery Court for Davidson County, Tennessee, in the matter of Emma McDonald vs. Martha E. McDonald, No. 82-525-I(II), Minute Book 123, page 525, entered February 1, 1983.

The said grantor, Emma McDonald, reserves unto herself a life estate in said above described property as long as she shall live, with the right to occupy and use said property as her own during her lifetime.

CHECK

This is unimproved ( ) improved (✓) property, known as 824 Benton Avenue, Nashville, Tennessee 37204
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

03/13 45.50-

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 my hand this 13 day of March, 19 84

Emma McDonald
EMMA McDONALD

9460

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Emma McDonald

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Davidson County, Tennessee, this 13 day of March 19 84

Commission expires 7/27/86

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
EMMA McDONALD

TO
GERALDINE CARTER
and
OLLIE Mc DONALD

PREPARED BY:
Harris & Leach, P.C.
2 Music Circle South
Nashville, Tenn. 37203

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

I 0 8 2 4 8

IDENTIF. REFERENCE

MAR 13 9 16 AM '84

FEE $ REGISTER
DAVIDSON COUNTY, TN

RUSH

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
			15000.00- CAPT.	
			39.00 CSTAX	
			.50 PRFEE	
			6.00 MDEED	
			CHECK	45.50-
			9460A03/13/84 CAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I D 8 2 4 8

IDENTIF. REFERENCE

MAR 13 9 16 AM '84

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 19478