FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$42,000.00 Cynthia S. Evans
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF March, 19 84

Notary Public

MY COMMISSION EXPIRES 7/19/87
(AFFIX SEAL)

BOOK 6257 PAGE 883

THIS INSTRUMENT WAS PREPARED BY
Saturn & Mazer, Attorneys, 212 Third Avenue North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
BEN N. DAVIDSON (NAME)	First Tennessee Bank, NA Memphis (NAME)	MAP 83-5
1121 Calvin Avenue (STREET ADDRESS OR ROUTE NUMBER)	Mortgage Loan Division, Box 474 (STREET ADDRESS)	PAR 218
Nashville, Tn. 37206 (CITY) (STATE) (P. O. ZIP)	Memphis, TN 38101 (CITY) (STATE) (ZIP)	23W-08950

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, HORACE T. SPROTT and DOROTHY DEAN MITCHELL, and ~~DOLLY DEAN HOOBERRY~~

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO BEN N. DAVIDSON and ~~wife, BEVERLY DAVIDSON~~

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 Lot No. 11 on the Plan of Subdivision of the Calvin Davis Lot, as of record in Book 57, Page 85. SAID Lot fronts 50 feet on the northerly side of Calvin Avenue and runs back between parallel lines with the westerly margin of North 12th Street, formerly Allison Avenue, 150 feet to an alley.

BEING the same property vested in Horace T. Sprott, Dorothy Dean Mitchell, and Dolly Dean Hooberry, tenants in Common by will from Marjorie Dean Sprott, of record in Book 6082, Page 718, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 1121 Calvin Avenue, Nashville, Tn. 37206
(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 15th day of March, 19 84

Horace T. Sprott
HORACE T. SPROTT

Dolly Dean Hooberry
DOLLY DEAN HOOBERRY

Dorothy Dean Mitchell
DOROTHY DEAN MITCHELL by attorney in fact Horace T. Sprott

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 Horace T. Sprott and Dolly Dean Hooberry

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 15th day of March 19 84

Commission expires 7/18/87

Betty G Ellerson
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

HORACE T. SPROTT

DOROTHY DEAN MITCHELL

DOLLY DEAN HOOBERRY

TO

BEN N. DAVIDSON

BEVERLY DAVIDSON

I 11551

IDENTIF. REFERENCE

MAR 27 1 46 PM '84

FELIX [illegible] II REGISTER
DAVIDSON COUNTY, TN

PREPARED BY:

SATURN & MAZER, Attorneys
212 Third Avenue, North
Nashville, Tennessee 37201

Phone: 259-3666

STATE OF TENNESSEE

COUNTY OF Davidson

On this the 15th day of March, 1984, before me personally appeared Horace T. Sprott to me known to be the person who executed the foregoing instrument in behalf of DOROTHY DEAN MITCHELL as his Attorney in Fact, and acknowledged that he executed the same as the free act and deed of the said Horace T. Sprott.

Witness my hand and official seal at Nashville, Tennessee, this the 15th day of March, 1984.

Betty G Ellerson
Notary Public

My Commission Expires: 7/18/87

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

42000.00- CAMT.
109.20 CSTAX.
.50 PRFEE.
6.00 WDEED
CHECK 115.70-
3644A03/27/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 1 1 5 5 1

IDENTIF. REFERENCE

MAR 27 | 46 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 23550