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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 45,000.00

Ben Elder, Sr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 7th DAY OF May 19 84

Notary Public

MY COMMISSION EXPIRES: July 18, 1987

THIS INSTRUMENT WAS PREPARED BY
LEON SHARBER, ATTORNEY, SUITE 100, 325 PLUS PARK BLVD., NASHVILLE, TENNESSEE 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP, PARCEL NUMBERS
Ben Elder, Sr. (NAME)	Third National Mortgage Company (NAME)	16W-04125
2040 Elliott Avenue (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2628 (STREET ADDRESS)	105-10
Nashville, TN 37204 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37219 (CITY) (STATE) (ZIP)	155

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, Marian E. Gooch and husband, William E. Gooch

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ben Elder, Sr.

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. 5 on the Map of the Douglas Place, of record in Book 332, page 130, Register's Office for said County, and described as follows:

Beginning at the northeast corner of Elliott Avenue, and an alley, being the southwest corner of said lot No. 5; thence with the easterly margin of said Avenue, northerly 51 feet to the corner of Lots Nos. 5 and 6; thence easterly with the line between said two lots 150 feet to the westerly margin of an alley; thence with said alley southerly 50 feet to the northerly margin of the first mentioned alley; thence with the northerly margin of said alley, westerly 138.6 feet to the beginning.

BEING the same property Marian E. Gooch by will from Julia White, of record in Will Book 96, page 297, Register's Office for Davidson County, Tennessee.

This is unimproved (XX) improved ( ) property, known as 2040 Elliott Avenue, Nashville, TN 37204
(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 my hand this 7th day of May, 19 84

William E. Gooch Marian E. Gooch

William E. Gooch Marian E. Gooch

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Marian E. Gooch and husband, William E. Gooch

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 7th day of May, 1984

Commission expires July 18, 1987

Notary Public

STATE OF TENNESSEE }

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) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the (they)
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
Marian E. Gooch

TO
Ben Elder, Sr.

Return to:
LEON SHARBER, ATTORNEY
325 PLUS PARK BOULEVARD
NASHVILLE, TENNESSEE 37217

RUSH

IDENTIFICATION REFERENCE

1 2 0 7 7 4

FELIX Z. ZELLNER, REGISTER
DAVIDSON COUNTY, TN
MAY 9 9 31 AM '84

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 6288 PAGE 70

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

460[illegible].00- CAPT.
117.00 CSTAX
.50 PRFEE
6.00 [illegible]
CHECK 123.50-
[illegible] BAL .0

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

12'07.74

IDENTIF. REFERENCE

MAY 9 9 31 AM '74

REGISTER
DAVIDSON COUNTY, TN

No. 34511