FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 140,000.00

Frank Gilbert Martin
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF August, 84

Rosalie M. Kavich
Notary Public

MY COMMISSION EXPIRES: 4-19-87

(AFFIX SEAL)

mail THIS INSTRUMENT WAS PREPARED BY
Joseph L. Lackey, Jr., 12th Fl., 1st American Ctr., Nashville, Tn. 37238-0073
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ALBERT G. BENNEYWORTH and SUSAN S. BENNEYWORTH, his wife (NAME)	(same) (NAME)	103-12
3829 Richland Ave. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Part 284
Nashville, Tn. 37205 (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, JACK DANIEL MARTIN and FRANK GILBERT MARTIN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ALBERT G. BENNEYWORTH and SUSAN S. BENNEYWORTH, his wife

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. 2 of Block 9 on the Map of Richland Realty Company, First Subdivision, Division "A", as of record in Book 161, page 151.

Said plan does not show said blocks divided into lots, but according to an unregistered copy of a survey thereof showing said blocks divided into lots, said Lot No. 2 fronts 125 feet on the southerly side of Richland Ave. and runs back between parallel lines, along the easterly margin of Wilson Avenue, 200 feet to a dead line in the rear on which it measures 125 feet.

Being the same property conveyed to Robert D. Martin and wife, Nellie A. Martin by deed from Paul Cohen and Cecelia Cohen of record in Book 4000, page 543, Register's Office for Davidson County, Tennessee. The said parties having since died. The said Robert D. Martin having since predeceased the said Nellie A. Martin.

FURTHER, being the same property conveyed to Jack Daniel Martin and Frank Gilbert Martin by administrator's Quitclaim Deed, Book 6358 at Page 596, Register's Office, Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 3829 Richland Ave., Nashville, Tn. 37205
(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 this 28th day of August, 1984

Jack Daniel Martin
JACK DANIEL MARTIN

Frank Gilbert Martin
FRANK GILBERT MARTIN

08/31* 370.50- CHECK

7034

STATE OF TENNESSEE
~~Davidson~~ County
KENTUCKY
FAYETTE

JACK DANIEL MARTIN

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Personally appeared before me, Vicki Lynn Cooper, a Notary Public in and for said County and State, the within named Jack Daniel Martin

the bargainor, ~~with whom I am personally acquainted~~, and who acknowledged that executed the within instrument for the purposes therein contained. Witness my hand and official seal at Fayette County, ~~Tennessee~~, KENTUCKY, this 24 day of August 19 84

Commission expires ~~My Commission Expires Feb 6, 1988~~

Vicki Lynn Cooper
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

146918

WARRANTY DEED

FROM Jack Daniel Martin
Frank Gilbert Martin

TO Albert Bennyworth
Susan Bennyworth

IDENTIF. REFERENCE

AUG 31 1 42 PM '84

FELIX L. NIELSON REGISTER
DAVIDSON COUNTY, TN

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Pamela L. Hazelwood, a Notary Public in and for said County and State, the within named Frank Gilbert Martin, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 28th day of August 19 84.

Commission Expires: 1-19-88

Pamela L. Hazelwood
Notary Public

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

140000.00- CONT.
364.00 COTAX
.50 PRFEE
6.00 WDEED
CHECK 370.50-
7034A08/31/04 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 4 6 9 1 8

IDENTIF. REFERENCE

AUG 31 1 43 PM '04

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 0065658