THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR.** and **CHRISTY WILKINS IVEY**, Attorneys
2210 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:

Rupert Marigza et ux
2141 Fairfax Avenue
Nashville, TN 37212

B48

SEND TAX BILLS TO:

Same

MAP-PARCEL NUMBERS:

104-6
175
26W-6500

WARRANTY DEED

BOOK 6373 PAGE 551

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Wilma L. Short, unmarried, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Rupert Marigza and wife, Mary Helen Marigza, hereinafter called the Grantee, Grantee's 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. 45 and the northerly 5 feet of Lot No. 46 on the plan of The Bransford Realty Company's West End Avenue Place, of record in Book 332, page 15, Register's Office for said County.

SAID property adjoins and fronts together 55 feet on the southwesterly margin of 33rd Avenue South and extends back 153 feet on the northwesterly line and 147.5 feet on the southeasterly line to an alley in the rear, measuring 55 feet thereon.

BEING the same property conveyed to Veda M. Short and Wilma L. Short by deed from Giula S. Roberts, a widow, of record in Book 2335, page 303, and re-recorded in Book 4615, page 543, both in said Register's Office. Veda Short Smith, formerly Veda M. Short, has since conveyed all her interest in said property to Wilma L. Short by Quitclaim Deed, of record in Book 4974, page 453, said Register's Office.

This is (~~no~~)improved property, known as 111 33rd Avenue South, Nashville, Tennessee 37212.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 31st day of August, 1984.

Wilma L. Short.
Wilma L. Short

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 31st day of August, 1984, before me personally appeared Wilma L. Short, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed.

My Commission Expires: Nov 1, 1987

Christy Wilkins Ivey
Notary Public

STATE OF TENNESSEE
COUNTY OF _____

Before me, the undersigned, of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged ____self to be the President (or other officer authorized to execute the instrument) of the _____ _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 6373 PAGE 552

The actual consideration or value, whichever is greater, for this transfer is $ 100,000.00.

_____
Affiant

Subscribed and sworn to before me, this the 31st day of August, 1984.

My Commission Expires: Nov 1, 1987

_____
Notary Public

FILED FOR RECORD
DAVIDSON COUNTY, TN
SEP 4 11 40 AM 1984
IDENTIFICATION REFERENCE
I 47268
dp

WARRANTY DEED

from:
WILMA L. SHORT

to:
RUPERT MARIGZA ET UX

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6373 PAGE 553

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
			100000.00- CAMT.	
			260.00 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	266.50-
			7396A09/04/84 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 47268

IDENTIF. REFERENCE

SEP 4 11 40 AM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 0066013