FORM NO. WD-1

3401

1 4 8 1 1 5

SEP 7 10 39 AM 1984

BOOK 6376 PAGE 520

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $6,110.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME: THIS THE 20th DAY OF AUGUST, 1984

Notary Public

MY COMMISSION EXPIRES: 2-12-88

(AFFIX SEAL)

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
CARL H. REED, et al (NAME)	S A M E (NAME)	MAP 82-3
927 N. Fifth Street (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	PARCEL 515
Nashville, Tennessee (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, JAMES E. OWENS and wife,

JAMES A. RAGGHIANTI and wife,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CARL H. REED and son, CARONE ANDRE REED,

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 Lot No. 42 and the northerly six (6) feet of Lot No. 41 on the Plan of Sharpe & Crutcher's addition as of record in Book 57, page 82, Register's Office of Davidson County, Tennessee.

SAID Lot No. 42 and the northerly 6 feet of Lot No. 41 front together fifty (50) feet on the easterly side of North 5th Street, and run back between parallel lines 165 feet to an alley.

BEING the same property conveyed to James E. Owens and James A. Ragghianti by deed from Mary Lindsay Polk, a widow, of record in Book 5767, page 73, Register's Office for Davidson County, Tennessee.

INCLUDED but excluded from this conveyance is property conveyed to William Glass Polk and wife, Mary Lindsay Polk of record in Book 1019, page 410, said Register's Office, described as follows:

BEING the rear or the easterly seventy-five (75) feet of Lot No. 42 and of the north six (6) feet of Lot No. 41 on the Plan of Sharpe and Crutcher's Addition, of record in Book 57, page 82, Register's Office for said County.

SAID rear 75 feet of said Lot No. 42 and of north 6 feet of said Lot No. 41 adjoin and together front 75 feet on the south side of Gayard Street, and run back southwardly between parallel lines and with the westerly margin of an alley, fifty (50) feet, to the remainder of said Lot No. 41.

*** unimproved ( )
This is improved (X) property, known as 927 N. Fifth Street, Nashville, Tennessee
(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 20th day of AUGUST, 19 84

James E. Owens
JAMES E. OWENS

James A. Ragghianti
JAMES A. RAGGHIANTI

STATE OF TENNESSEE
Davidson County

BOOK 6376 PAGE 521

THE UNDERSIGNED

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named JAMES E. OWENS and wife, LINDA A. OWENS and JAMES A. RAGGHIANTI and wife, MARY K RAGGHIANTI

the bargainors, 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 20th day of August, 1984.

Commission expires 10/13/86

_____
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 (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

TO

PREPARED BY:
SATURN & MAZER, Attorneys
212 Third Avenue, North
Nashville, Tennessee 37201
Phone: 259-3666

*** IT IS understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage in an Installment Deed of record in Book 5767, page 73, Register's Office for Davidson County, Tennessee, made by James E. Owens and James A. Ragghianti to secure to Mary Lindsay Polk, a widow, an indebtedness in the amount of $6,000.00.

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 6376 PAGE 522

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

6110.00- CAMT.
15.86 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 22.36-
8481A09/07/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

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IDENTIF. REFERENCE

SEP 7 10 29 AM '84

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

No. 0067060