ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Albert P. Rose, Sr. (NAME)	Albert P. Rose, Sr. (NAME)	93.10
425 8th Avenue South (STREET ADDRESS OR ROUTE NUMBER)	425 8th Avenue South (STREET ADDRESS)	Plat 42
Nashville, TN 37203 (CITY) (STATE) (ZIP CODE)	Nashville, TN 37203 (CITY) (STATE) (ZIP CODE)	43

WARRANTY DEED BOOK 6396 PAGE 28

For and in consideration of the sum of Ten and NO/100 ($10.00) DOLLARS

cash in hand paid by Grantee, hereinafter named, and other good and valuable consideration, the receipt of which is hereby acknowledged,

we, Carl Brown and wife, Frances Brown, hereinafter called Grantors,

have bargained and sold, and by these presents do transfer and convey unto the said Albert P. Rose, Sr.

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

TRACT NO. 1: Being the northerly 40 feet of the southerly 111 feet of Block "D" on the Plan of Palmer Place, as of record in Book 57, page 117, Register's Office for said County. Said part of Block "D" fronts 40 feet on the westerly side of 8th Avenue South, formerly Spruce Street, as widened, and runs back 107.5 feet on the southerly line and 107.49 feet, more or less, on the northerly line, to an alley measuring 40 feet thereon. Being the same property conveyed to Carl Brown by deed from Ronald M. Brown and wife, Margaret K. Brown, of record in Book 5926, page 469, Register's Office for Davidson County, Tennessee.

TRACT NO. 2: Being the northerly sixty (60) feet of Block "D" on the Plan of Palmer Place, of record in Book 57, page 117, said Register's Office. Beginning at the southwest corner of the intersection of Eighth Avenue South (formerly Spruce Street) and Lea Avenue, being the northeast corner of said Block "D"; thence with the westerly margin of said Eighth Avenue South, southerly sixty (60) feet to the northeast corner of a five (5) foot strip of land conveyed by K. C. Palmer to Mrs. Love Silverstein, by deed of record in Book 443, page 288, said Register's Office; thence westwardly with the northerly line of this five (5) foot strip of land one hundred eight (108) feet eight (8) inches, more or less, to the easterly margin of an alley; thence with the easterly margin of said alley, northerly sixty (60) feet to the southerly margin of Lea Avenue; thence with the said margin of said avenue, easterly one hundred eight (108) feet eight (8) inches, more or less, to the beginning. Being the same property conveyed to Carl Brown by deed from Ronald M. Brown and wife, Margaret K. Brown of record in Book 5926, page 469, Register's Office for Davidson County, Tennessee.

Frances Brown, wife of Carl Brown, joins in this deed to transfer and convey any marital rights she may have in and to the above described property.

Taxes for the current year are pro-rated and assumed by Grantee.

This is unimproved ( ) improved (X) property, known as 501 8th Avenue South, Nashville, Tennessee (House Number) (Street)

(P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 2 day of October, 1984

Carl Brown

Frances Brown

6396 29

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Thomas W. Schlater, a Notary Public in and for said County and State, the within named Carl Brown and wife, Frances Brown

the bargainor S, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, this 2nd day of October, 1984.

My commission expires ~~July 27, 1986~~ Dec 21, 1988 Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, , a Notary Public of the State and County aforesaid, personally appeared and with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged to be the and respectively of , the within named bargainor, a corporation, and that as such and executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said as and attesting the same by the said as

Witness my hand and seal, at office in , this day of , 19 .

Notary Public

Commission expires

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 65,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Albert P. Rose Sr.

Sworn to and subscribed before me
this 2nd day of October, 1984

My commission expires ~~July 27, 1986~~ Dec 21, 1988 Notary Public

This instrument was prepared by:
Robert P. Ziegler, Attorney, 1200 Third National Bank Bldg., Nashville, TN 37219
Name Address

330 WARRANTY DEED

FROM Carl Brown, et ux

TO Albert P. Rose, Sr.

IDENTIF. REFERENCE

Oct 4 10 05 AM '84
FELIX A. NELSON II REGISTER
DAVIDSON COUNTY, TN

1.5 4.2 1.5.

RUSH

Ticor Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6396 PAGE 30

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

65000.00- CAMT.
169.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 175.50-
5900A 10/04/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

15 4 2 1 5

IDENTIF. REFERENCE

OCT 4 10 06 AM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 0074278