FORM NO. WD-1

Prepared by:
James A. Reed
Broker
James Reed & Associates, Realtors
1123 Church St.
Nashville, Tenn. 37203

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 100.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF October, 19 84

Notary Public

MY COMMISSION EXPIRES: 11/2/1985

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles O. Stewart (NAME)	Charles O. Stewart (NAME)	Map 81-3
2023 10th Ave. No. (STREET ADDRESS OR ROUTE NUMBER)	2023 10th Ave. No. (STREET ADDRESS)	Parcel 293
Nashville, Tenn. 37208 (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. 37208 (CITY) (STATE) (ZIP)	2W 13545

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~~ I, Robert Lee Beard III

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles O. Stewart

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 part of Lot No. 32 on thePlan of Owen's Plan of Buena Vista Lots, of record in Book 57, Page 26, Register's Office for Davidson County, Tennessee

Being the same property conveyed to Robert L. Beard III, by deed from Thelma Tanley, of record in Book 6138, Page 372, Register's Office for Davidson County, Tennessee.

Beginning at the northwest corner of Holt's 2 acre lot on the east side of Crooked Street, and running northwardly along Crooked Street 50 feet to a stake; thence eastterly and parallel to Holt's line 129 feet to an alley; thence eastwardly along said alley 50 feet to Holt's line; thence westerly with Holt's line 129 feet to the beginning, it being property now known as 2020 10th Ave, No., in the City of Nashville.

This is unimproved (X) improved ( ) property, known as 2020 10th Ave. No. (House Number) (Street) Nashville, Tennessee 37 208 (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 9th day of Octiber, 19 84

Robert Lee Beard III

7094

BOOK 6399 PAGE 603

STATE OF TENNESSEE
Davidson County

Personally appeared before me, James A. Reed, a Notary Public in and for said County and State, the within named Robert Lee Beard III

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

Witness my hand and official seal at Nashville, Tennessee, this 9th day of October, 19 84.

James A. Reed
Notary Public

Commission Expires Nov. 1, 1987

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for 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 himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19___.

_____
Notary Public

Commission Expires _____

WARRANTY DEED

FROM

Robert Lee Beard III

TO

Charles O. Stewart

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

IDENTIFICATION REFERENCE

1552822

FILED
DAVIDSON COUNTY, TN
REGISTER

OCT 9 2 19 PM '84

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 6399 PAGE 604

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

100.00- CAMT.
.26 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 6.76-
7094A10/09/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 5 5 2 8 2

IDENTIF. REFERENCE

Oct 9 2 19 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No.0075436