FORM NO. WD-1

BOOK 6407 PAGE 683

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 95,000

Diane Townsend
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF October, 1984.

Martin A. Kooperman
Notary Public

MY COMMISSION EXPIRES: 4/20/86

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
MARTIN A. KOOPERMAN, 535 Church Street-Suite 1009, Nashville, TN. 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
George E. Townsend (NAME)	Same (NAME)	117-4-35
1516 Sweetbriar Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN. (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	24W-12150

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, Araminta McCullough Williams and Talton T. Williams

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO George E. Townsend et ux Diane Townsend

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 the east 70 feet of Lot No. 105 on the Map of Belmont Land Company's Plan as of record in Book 421, page 34, Register's Office for said County.

Said part of Lot fronts 70 feet on the north side of Sweetbriar Avenue and runs back between parallel lines, 188 feet to an alley.

Being the same property conveyed to William C. McCullough and wife, Araminta M. McCullough by deed from Vanzoria Redus Crosdale, previously known as Lucylle R. Collier, and Edwin Astley Crosdale of record in Book 5065, page 74, Register's Office for Davidson County, Tennessee. The said William C. McCullough having since died. And being the same property conveyed to Mrs. Araminta M. McCullough by quitclaim deed from Hugh C. Howser, Jr., Executor of the estate of William C. McCullough, deceased of record in Book 5977, page 82, Register's Office for Davidson County, TN.

Talton T. Williams, husband of Araminta McCullough Williams, joins in this instrument for the purpose of conveying any right he may have in said property, if any.

The Grantors hereby agree to provide grantees with a termite inspection letter and further agree to make any repairs necessary as a result of said termite inspection.

This is unimproved ( ) improved (X) property, known as 1516 (House Number) Sweetbriar Avenue (Street) Nashville, Tennessee (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 s this 18th day of October, 1984

Talton T. Williams

Araminta McCullough Williams

BOOK 6407 PAGE 684

STATE OF TENNESSEE
Davidson County

Personally appeared before me, MARTIN A. KOOPERMAN, a Notary Public in and for said County and State, the within named Araminta McCullough Williams and husband, Talton T. Williams

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 Nashville, Tennessee, this 18th day of October 1984

Commission expires 4/20/86

Martin A. Kooperman
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
ARAMINTA MC CULLOUGH WILLIAMS

TO
GEORGE E. TOWNSEND
et ux DIANE TOWNSEND

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

263 10/19 253.50- CHECK

I 57835

IDENTIF. REFERENCE

Oct 19 12 14 PM '84

DAVIDSON COUNTY, TN

RUSH

OFFICIAL RECEIPT

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

RECEIVED OF BOOK 6407 PAGE 685

FOR

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
			95000.00- CAMT.	
			247.00 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	253.50-
			0263A10/19/84 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

157835

IDENTIF. REFERENCE

OCT 19 12 14 PM '84

REGISTER
DAVIDSON COUNTY, TN

No.0078518