FORM NO. WD-1

BOOK 6413 PAGE 352

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 10,000.00

Emerson F. Sweatt
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 19 DAY OF OCT, 1984.

Notary Public

MY COMMISSION EXPIRES: 4-21-85

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Richard R. Hedgepath, 4800 Charlotte Ave. Nashville, TN 37209
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
George H. Darden, Jr. (NAME)	Same (NAME)	82 - 08
1724 22nd Ave. N. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	237
Nashville, TN 37209 (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~~, I, Emerson Felwald Sweatt, UNMARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO George H. Darden, Jr. and wife Ruby J. Darden

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 Lot No. 24 on the Map of McNish Subdivision of the J. W. McFerrin 6 1/4 acre tract, as of record in Book 57, page 129, Register's Office for said County.

Said Lot No. 24 fronts 50 feet on the west side of Hart Avenue and runs back between parallel lines 170 feet to an alley.

Being the same property conveyed to Emerson Felwald Sweatt and wife Joyce E. Sweatt by deed from Lee Beaty, of record in Book 2488, page 269, Register's Office for Davidson County, Tennessee. The said parties having since divorced in the Probate Court for Davidson County, Tennessee, by decree of record in Minute Book 5, page 266, Office of the Circuit Court Clerk, which decree of divorce vested title to the aforesaid property in these parties as tenants in common. The said Emerson Felwald Sweatt and Joyce E. Sweatt having since conveyed said property to James P. Guenther, Trustee, who in turn quitclaimed said property to Emerson Felwald Sweatt by deed of record in Book 5360, page 600, Register's Office for Davidson County, Tennessee

10/84 20.50 CK

This is unimproved ( ) improved (X) property, known as 718 Hart Ave. Nashville, TN 37206
(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 my hand ~~of~~ this 19th day of October, 19 84

Emerson F. Sweatt

Emerson Felwald Sweatt

STATE OF TENNESSEE
Davidson County

BOOK 6413 PAGE 363

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Emerson Felwald Sweatt

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 19th day of Ocotober, 19 84.

Commission Expires 4-21-85

Notary Public

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___.

Commission Expires _____

_____ Notary Public

WARRANTY DEED

FROM

TO

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

RECEIVED
I 5 9 7 2 0

IDENTIF. REFERENCE

Oct 29 10 11 AM '84

REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6413 PAGE 364

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		PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

10000.00- CAMT.
26.00 CSTAX
.50 PRFEE
6.00 WDEED
CASH 32.50-
2561A10/29/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 5 9 7 2 0

IDENTIF. REFERENCE

Oct 29 10 11 AM '84

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 0080750