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IDENTIF. REFERENCE

JAN 22 12 52 PM '85
FELIX Z. HUDSON, JR. REGISTER
DAVIDSON COUNTY, TN

BOOK 6478 PAGE 519

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 55,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF JANUARY, 19 85

Notary Public

MY COMMISSION EXPIRES: 10/19/86

(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
LESLIE S. LADD, JR., et ux (NAME)	S A M E (NAME)	83-3
2214 Carter Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	245
Nashville Tn. 37206 (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, HICKMAN J. GIBSON and wife, GWEN GIBSON,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO LESLIE S. LADD, JR., et ux LISA M. LADD,

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 the easterly 80 feet of the westerly 160 feet of the northerly 353 feet of Lot No. 51 on the Plan of Brownsville, as of record in Book 21, page 9, Register's Office for said County, described according to a survey made by W. B. Southgate, Surveyor, January 28, 1938, as follows:

BEGINNING on the southerly margin of Carter Street at the northeast corner of the property conveyed to J. C. Sparks and wife, by Deed from Mrs. Georgia H. Tyner of record in Book 1088, page 167, said Register's Office; thence with Sparks' easterly line southwardly 353 feet to the northerly margin of Greenwood Avenue; thence with said avenue eastwardly 80 feet; thence northwardly and parallel with said Sparks' easterly line 353 feet to the southerly margin of Carter Street; thence with said street westwardly 80 feet to the beginning.

BEING the same property conveyed to Hickman J. Gibson by Quitclaim Deed from Elizabeth Gibson of record in Book 6120, page 665, Register's Office for Davidson County, Tennessee. The said Gwen Gibson, wife of Hickman J. Gibson, joins in this conveyance for whatever right she might have in said property.

01/22 149.50- CHECK

This is unimproved ( ) improved (XX) property, known as 2214 Carter Avenue, Nashville, Tennessee 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 our hands this 17th day of JANUARY, 19 85

Hickman J. Gibson
HICKMAN J. GIBSON

Gwen Gibson
GWEN GIBSON

5179

STATE OF TENNESSEE
Davidson County

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named HICKMAN J. GIBSON and wife, GWEN GIBSON,

the bargainor S, 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 17th day of JANUARY, 1985.

Commission expires 10/19/86

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

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

BOOK 6478 PAGE 521

RECEIVED OF _____

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

66000.00- CAMT.
143.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 149.50-
5179A01/22/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 7 8 1 6 5

IDENTIF. REFERENCE

JAN 22 12 52 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 102752