FORM NO. WD-1

BOOK 6490 PAGE 789

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $18,500.00

Affiant Allie J. Marsh

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF February 1980.

Notary Public

MY COMMISSION EXPIRES: December 15, 1980

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Richard B. Polk, Atty, P.O. Box 570, Franklin, Tn. 37064 Tel. 794-1591
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Margaret Gannon Albin (NAME)	~~same~~ Allie J. Marsh (NAME)	Map 104-13
~~1913 19th Ave, So.~~ 1920 Avalon Drive (STREET ADDRESS OR ROUTE NUMBER)	1913 19th Ave. So. (STREET ADDRESS)	Par. 175
Nashville, Tn. 37012 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37212 (CITY) (STATE) (ZIP)	

Mail

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, Allie J. Marsh, a single man,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Margaret Gannon Albin, with a life estate specifically reserved in grantor, Allie J. Marsh, and assumption of certain duties by grantee,

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 southerly half of Lot No. 52 in Christopher and Kirkman's Addition to Nashville, as of record in Book 57, page 158, Register's Office for said County. Said part of Lot No. 52 fronts 50 feet on the Westerly side of 19th Avenue, South, formerly Avondale Avenue, and extends back westerly between parallel lines 159 feet to an alley.

Being the same property conveyed to Allie J. Marsh, a single man, by deed from Mark-Clark Bates and William Buford Bates, of record in Book 4243, page 612, said Register's Office.

A life estate is expressly retained by grantor.

This conveyance is made subject to a note in the amount of $14,500.00 secured by Deed of Trust recorded in Book 4211, page 720, said Register's Office. Said mortgage or any other encumbrances will be paid by Grantor during his lifetime.

Grantee agrees to care for the property deeded to her herein, subject to the life estate of grantor.

02/1-5/60 CHECK

This is unimproved ( ) improved (X) property, known as 1913 (House Number) 19th Ave, So. (Street) Nashville, Tenn. 37212 (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 7th day of February, 1980.

Allie J. Marsh

388

BOOK 6490 PAGE 790

STATE OF TENNESSEE
~~Davidson~~ Williamson County

Personally appeared before me, Richard B. Polk, a Notary Public in and for said County and State, the within named Allie J. Marsh

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Franklin, Tennessee, this 17th day of February 1980

Commission expires December 15, 1980

Richard B. Polk
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

Allie J. Marsh, a single man

TO

Margaret Gannon Albin

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

FILED
FEB 11 2 01 PM 1985
REGISTER
DAVIDSON COUNTY, TN

IDENTIF. REFERENCE

1-8 2 4 2 2

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

BOOK 6490 PAGE 791

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

18500.00- CAMT
46.10 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 54.60-
0388A02/14/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I-8,2 4,2 2

IDENTIF. REFERENCE

FEB 11 2 01 PM '85

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 107808