STATE OF TENNESSEE
COUNTY OF DAVIDSON The actual consideration or value whichever is greater, for this transfer is $ 32000.00

Subscribed and sworn to before me, this the 15 day of February 1985

Affiant

My commission expires: January 10, 1989
(Affix Seal)

Notary Public

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
SOUTHEAST TITLE of Tennessee, Inc.
Realtors Building, 306 Gay Street, Suite 203, Nashville, Tennessee 37201

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
TOMMY HARDY	OWNER
403 Robertson Ave.	
STREET ADDRESS	STREET ADDRESS
NASH TN. 37209	
CITY STATE ZIP	CITY STATE ZIP

MAP & PARCEL NO. 91-16 58.00 12W-525

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, FRED HORTON, JR. and wife, ROSALYN D. HORTON

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO HARDY REALTY

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARTY DESCRIBED AS FOLLOWS:

Land in Davidson County, Tennessee, being the westerly 50 feet of Lot No. 411 of Block 18, Plan No. 1, Charlotte Park Company's First Addition of West Nashville, of record in Book 57, page 105, Register's office for said County.
Said part of Lot No. 411 fronts 50 feet on the northerly side of Elkins Avenue and runs back between parallel lines, along the easterly margin of 46th Avenue, North 150 feet to an alley.

Being the same property conveyed to FRED HORTON, JR. and wife, ROSALYN D. HORTON by deed recorded in Book 4953 at page 170, Register's Office for Davidson County, Tennessee.
This conveyance is subject to taxes for the year 1985 and subsequent years, easements and restrictive covenants of record.

I 8 4 6 1 1
IDENTIF. REFERENCE
FEB 21 12 58 PM '85
FELIX A. WILSON II REGISTER
DAVIDSON COUNTY, TN

CHECK

THIS IS _____ IMPROVED PROPERTY KNOWN AS 4510 Elkins Avenue, Nashville, Tn 37209

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 singlular 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 15 day of February 1985

Fred Horton Jr.
FRED HORTON, JR.

Rosalyn D. Horton
ROSALYN D. HORTON

2996

State of Tennessee
County of Davidson

BOOK 6496 PAGE 971

On this 15 day of February, 19 85, before me personally appeared FRED HORTON, JR. and wife, ROSALYN D. HORTON to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires:
January 10, 1989

Notary Public
Doris M. Freeman

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

State of Tennessee
County of _____

On this _____ day of _____, 19_____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My Commission expires:

_____

_____
Notary Public

WARRANTY DEED

SOUTHEAST TITLE
OF TENNESSEE, INC.

Realtors Building
306 Gay Street Suite 203
Nashville, Tennessee 37201

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6496 PAGE 972

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
		32000.00- CAMT.	
		83.20 CSTAX	
		.50 PRFEE	
		6.00 WDEED	
		CHECK	89.70-
2996A02/21/86		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I. 8. 4. 6.

IDENTIF. REFERENCE

FEB 21 12 30 PM '86

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY TN

No. 110345