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BOOK 6531 PAGE 938

IDENTIF. REFERENCE

APR 12 8 23 AM '85

REGISTER
DAVIDSON COUNTY, TN

RUSH

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 300.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11 th DAY OF April 19 85.

Notary Public

MY COMMISSION EXPIRES: 10/20/85

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Donald Arkovitz, Attorney, 332 White Bridge Rd., Nashville, TN 37209
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Herbert & Wilk Real Estate (NAME)	Herbert & Wilk Real Estate (NAME)	Map: 82.09
1325-27-29 Third Ave. No. (STREET ADDRESS OR ROUTE NUMBER)	1325-27-29 Third Avenue, North (STREET ADDRESS)	Parcels: 203/204 1W-10435 1W-10440
Nashville, Tennessee 37208 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37208 (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, Walter M. Rowlette, and wife, Nancy R. Rowlette

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Herbert & Wilk Real Estate Company

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:

SEE ATTACHED DESCRIPTIONS OF PROPERTY
(PARCEL 203 AND PARCEL 204)

This is unimproved ( ) improved (X) property, known as 1325,1327-1329 (House Number) Third Avenue, North (Street) Nashville, TN 37208 (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 10th day of April, 19 85

Nancy R. Rowlette

Nancy R. Rowlette

Walter M. Rowlette

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Walter M. Rowlette and Nancy R. Rowlette

the bargainor s, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 11th day of April, 19 85.

Notary Public

Commission Expires 10/20/85

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___.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM
Walter M. Rowlette,
Individually

TO
Herbert & Wilk Real Estate
Company

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

Map: 82:09; Parcel 203

Land in Davidson County, Tennessee, being the southerly 45 feet 2 inches of the easterly part of Lot No. 18 on the plan of D. T. McGavock's Addition, as of record in Book 10, pages 606 to 609, Register's Office for said county.

Said part of Lot No. 18 fronts 45 feet 2 inches on the westerly side of Third Avenue, North, formerly College Street, and runs back between parallel lines 177.4 feet, more or less, to an alley.

This is improved property, known as 1325 Third Avenue, North, Nashville, Tennessee.

Being the same property conveyed to Walter M. Rowlette by Warranty Deed from Linda J. Burlason, of record in Book 5696, Page 19, Register's Office for Davidson County, Tennessee.

Map:82-09; Parcel 204

Land in Davidson County, Tennessee, being the easterly part of the northerly 50 feet of Lot No. 18 on the plan of D. T. McGavock's first addition of record in Book 10, Pages 606 to 609 inclusive, Register's Office for said County.

Said part of Lot No. 18 fronts 50 feet on the westerly side of Third Avenue, North formerly College Street, and runs back between parallel lines, with the southerly margin of Taylor Street, 86 feet, more or less, to the eastern boundary line of the property conveyed to J. C. Neighbors and wife, by deed from C. T. Kyle, of record in Book 1431, Page 257, said Register's Office.

This is improved property, known as 1327-1329 Third Avenue, North, Nashville, Tennessee.

Being the same property conveyed to Walter M. Rowlette by Warranty Deed from Linda J. Burlason, of record in Book 5696, Page 23, Register's Office for Davidson County, Tennessee.

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

RECEIVED OF _____

FOR _____

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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

22500.00- CAMT.
58.50 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 68.00-
7358A04/12/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

196043

IDENTIF. REFERENCE

APR 12 8 23 AM '85

REGISTER
DAVIDSON COUNTY, TN

No. 124307