FORM NO. WD-1

BOOK 6626 PAGE 675

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $12,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9 DAY OF Aug., 1985.

Notary Public

MY COMMISSION EXPIRES: May 4, 1987

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Glenn E. Sager, Attorney, 923 Main Street, Nashville, Tenn. 37206
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles P. King	Owner	094-02-0075
(NAME)	(NAME)	
1613 Lowe Ave		23 W 01425
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville Tenn 37204		
(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, MARY FRANCES RODGERS TURNBO and husband LELAND TURNBO

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CHARLES P. KING, a single person

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 Lot No. 64 on the Plan of United Electric Railway Company's Addition, as of record in Book 161, page 8, Register's Office for Davidson County, Tenn.

Said Lot No. 64 fronts 50 feet on the southerly side of Electric Avenue, and runs back between parallel lines with the westerly margin of South 18th Street, 150 feet to an alley.

Being the same property conveyed to Mary Frances Rodgers Turnbo, by deed, of the one undivided one-half(½) interest of Fred W. Rodgers, a widower, of record in Book 3217, page 87, Register Office for Davidson County, Tennessee. And being the same property inherited by Mary Frances Rodgers Turnbo, of the one-half (½) undivided interest of Arthur D. Rodgers, she being the sole heir at law of the said Arthur D. Rodgers, he having died intestate.

2.7.3 2 I.

IDENTIFICATION REFERENCE

AUG 9 9 12 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved (X) property, known as 1716 Electric Street, Nashville, Tenn. 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 9th day of August, 1985

Leland Turnbo Mary Frances Rodgers Turnbo

5397

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Thelma M. Seger, a Notary Public in and for said County and State, the within named Mary Frances Rodgers Turnbo and husband Leland Turnbo ~~who, on the basis of satisfactory evidence are proven to be~~ the parties herein named 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 7th day of August, 19 86.

Commission expires Jan. 19, 1986

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

MARY FRANCES RODGERS TURNBO and husband Leland TURNBO

TO

CHARLES P. KING

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OFFICIAL RECEIPT

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

RECEIVED OF _____

BOOK 6620 PAGE 677

FOR _____

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

19000.00- CAMT.
49.40 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 55.90-
5897A08/09/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

27321

IDENTIFI REFERENCE

AUG 9 9 12 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 161892