PREPARED BY: Milton W. Smith, Jr., Atty.
4301 Hillsboro Road, #110
Nashville, TN 37215

MORTGAGEE: None

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
A. Brooks Parker and wife, Anne	S. Parker	Map 82-9
NAME: 1312 & 1314 6th Avenue, North	NAME: (Same)	Parcels 56 & 57
(STREET ADDRESS OR ROUTE NUMBER) Nashville TN	(STREET ADDRESS)	
(CITY) (P.O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

BOOK 6973 PAGE 6

FOR AND IN CONSIDERATION of the sum of.... Ten and 00/100 ---------- ($10.00) ---------- *Dollars,*

Cash in hand paid by the GRANTEES, hereinafter named, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged,

JAMES DAN TARPEY and wife, JESSIE MAE TARPEY, hereinafter called GRANTORS,

have this day bargained and sold, and do hereby transfer and convey unto the said.... A. BROOKS PARKER and wife, ANNE S. PARKER, hereinafter called GRANTEES, their

~~successors~~, *heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

TRACT I: Being Lot No. 17 on the D. T. McGavock Homestead Addition of record in Book 57, page 9, Register's Office for said County.

Said Lot No. 17 fronts 50 feet on the east side of 6th Avenue North and runs back between parallel lines 166 feet, more or less, to an alley.

Being the same property conveyed to Dan Tarpey and wife, Jessie Mae Tarpey, by deed of record in Book 5801, page 70, said Register's Office.

TRACT II: Being Lot No. 16 on the D. T. McGavock Homestead Addition of record in Book 57, page 9, said Register's Office.

Said Lot No. 16 fronts 50 feet on the easterly side of 6th Avenue North and runs back between parallel lines 166 feet, more or less, to an alley.

Being the same property conveyed to James D. Tarpey and wife, Jessie M. Tarpey, of record in Book 2333, page 553, said Register's Office.

James Dan Tarpey, Dan Tarpey and James D. Tarpey being one and the same person.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 58,000.00

Subscribed and sworn to before me, this the 8th day of September, 1986

Affiant

My commission expires: Jan 19, 1988

Notary Public

(Affix Seal)

unimproved XX) property, known as 1312 - 1312 - 6th Avenue, North
This is improved XX) property, known as 1314 - 6th Avenue, North, Nashville, Tennessee
(House Number) (Street) (P.O. Address) (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said GRANTEES, their

~~successors~~, *heirs and assigns forever.* We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered,* except for 1986 property taxes, which have been prorated.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Grantees, their

~~successors~~, *heirs and assigns, against the lawful claims of all persons.*

Witness our hands *this* 8th *day of* September *19* 86 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

James D Tarpey
JAMES DAN TARPEY

Jessie Mae Tarpey
JESSIE MAE TARPEY

3571

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personallly appeared before me, the undersigned *a Notary Public in and for said County and State,*
JAMES DAN TARPEY and wife, JESSIE MAE TARPEY
(or proved to me on the basis of satisfactory evidence)
the within named bargainorS with whom I am personally acquainted, and who acknowledged that they *executed the within instrument for the purpose therein contained.*

Witness my hand and official seal at Nashville *Tennessee,*
this 8th *day of* September *19* 86

Glenda B. Ezell *Notary Public*

Commission expires 2-11-90

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, *a Notary Public of the State and County aforesaid, personally appeared* *with whom I am personally acquainted, and who, upon oath, acknowledged* *self to be* *of the* *the within named bargainor, a corporation, and that* *he as such* *being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by* *self as*

Witness my hand and seal, at office in
this *day of* *19*

Notary Public

Commission expires

WARRANTY DEED

FROM

JAMES DAN TARPEY et ux.
JESSIE MAE TARPEY

TO

A. BROOKS PARKER et ux.
ANNE S. PARKER

Compliments of
Colonial Title Company
Suite 110, Continental Plaza
4301 HILLSBORO ROAD
NASHVILLE, TENNESSEE 37215

RECEIVED FOR RECORD AND RECORDED IN OFFICIAL RECORDS OF DAVIDSON COUNTY, TN
SEP 9 09 AM '86

IDENTIFICATION REFERENCE

4 0 0 0 4

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

RECEIVED OF _____

FOR _____

BOOK 6973 PAGE 8

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

58000.00- CAMT.
162.40 CSTAX+
.50 PRFEE
6.00 WDEED
CHECK 168.90-
957109/09/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

40004

IDENTIFICATION REFERENCE

Sep 9 9 06 AM '86

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN

No. 292442