| ADDRESS NEW OWNER(S) AS FOLLOWS | Mortgagee: | MAP-PARCEL NUMBERS |
|---|---|---|
| Kossie Gardner, Jr. | Dora T. McClellan | |
| (NAME) | (NAME) | 81-15-602 Is |
| 1511 Jefferson Street | 3725 Old Hyde's Ferry Road | |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Nashville, Tn. 37208 | Nashville, Tennessee 37218 | |
| (CITY) (STATE) (ZIP CODE) | (CITY) (STATE) (ZIP CODE) | |

## WARRANTY DEED

For and in consideration of the sum of Six Thousand and n0/100ths----------($6,000.00)---------- DOLLARS and one promissory note in the amount of $10,000.00 secured by a deed of Trust of even date herewith, the receipt of which is hereby acknowledged,

DORA T. McCLELLAN, a widow

have bargained and sold, and by these presents do transfer and convey unto the said K. Gardner and Son Funeral Service, Inc., a Tennessee corporation

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in avidson County, State of Tennessee, described as follows:

BEING LOT NO. 1 on the Map of Bransford Realty Company's Subdivision of certain lots of the James Hamilton Tract, as of record in Book 332, Page 166, Register's Office for said County.

Said lot fronts 41 feet on the north side of Jefferson Street and runs back between parallel lines, along the west margin of 16th Avenue North, 150 feet to an alley.

BEING the same property conveyed to J. F. McClellan by deed from Mervyn Leroy Jordan and wife, et al, as of record in Book 3983, Page 700, said Register's Office.

AND BEING a portion of the property devised to Dora T. McClellan under the Last Will and Testament of J. F. McClellan, of record in Will Book 153, page 849, in the Office of the Clerk of the Probate Court for Davidson County, Tennessee.

6125

IDENTIFICATION REFERENCE

Nov 7 9 49 AM '86

FELIX P. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved ( ) property, known as 1600 Jefferson Street
(House Number) (Street)
Nashville, Tennessee
(P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 6th day of November, 19 86.

Dora T. McClellan

DORA T. McCLELLAN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Devereaux D. Cannon, Jr., a Notary Public in and for said County and State, the within named DORA T. McCLELLAN

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

Witness my hand and official seal at Nashville, this 6th day of November, 19 86.

My commission expires 14 May, 1987 Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, , a Notary Public of the State and County aforesaid, personally appeared and with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged to be the and respectively of , the within named bargainor, a corporation, and that as such and executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said as and attesting the same by the said as

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

Notary Public

Commission expires

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 16,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

x Lossie Cardner Jr. Pres.

Sworn to and subscribed before me
this 6th day of November, 19 86.

My commission expires 17 May, 1987 Notary Public

| This instrument was prepared by: | |
|---|---|
| Devereaux D. Cannon, Jr., 344 4th Avenue North, Nashville, Tennessee 37219 | |
| Name | Address |

WARRANTY DEED

FROM

TO

Ticor Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

Fee Paid

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

RECEIVED OF _____

FOR _____

BOOK 7034 PAGE 469

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|

16000.00- CAMT.
44.80 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 51.30-
3664A 11/07/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

61225

IDENTIFICATION REFERENCE

Nov 7 9 49 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No.09701