FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$12,100.00

James A. Tant
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF December, 1986

Notary Public

MY COMMISSION EXPIRES: 5/13/89

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney 640 Spence Lane Nashville, Tn. 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James A. Tant and D. B. Spencer (NAME)	Same - Owner (NAME)	Map 091-08
5110 Louisiana Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 174 (Lot 59)
Nashville, TN 37209 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	Par. 152 (Lot 60)

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, Clarence E. Odle

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James A. Tant and D. B. Spencer as tenants in common

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:

TRACT I - 4632 Kentucky Avenue

BEING Lot No. 59 on an unrecorded map of Subdivision in the 12th Ward of the City of Nashville, being known as the Lockhart Property, and shown on a copy of a survey made by S. R. Sandford, Jr., Civil Engineer, December 14, 1932, as follows:

BEGINNING at a point on the north margin of Kentucky Avenue at the southeast corner of Viewpoint Subdivision as of record in Book 547, page 65; thence east with the Avenue, 50 feet to the corner of Lots 58 and 59; thence north with the line between said lots, 142.5 feet to a 15-foot alley; thence with said alley, west 50 feet to a point in the east boundary of Viewpoint Subdivision; thence south with the line between said Viewpoint Subdivision and Lot 59, 142.5 feet to the point of beginning.

The 15 foot alley in the rear has been closed by Metro Ordinance No. 77-552, and the 7 1/2 foot depth by 50 foot portion of the alley adjoining Lot No. 59 passes with this deed thereby making the land measurements 50 foot frontage on Kentucky Avenue and 150 foot deep, more or less.

BEING the same property conveyed to Clarence E. Odle by Quitclaim Deed from Margaret J. Odle of record in Book 6448, page 817, Register's Office for Davidson County, Tennessee.

TRACT II - 4701 Tennessee Avenue

BEING Lot No. 60 on an unrecorded map of Subdivision in the 12th Ward of the City of Nashville, being known as the Lockhart Property, and shown on a copy of a survey made by S. R. Sandford, Jr., Civil Engineer, December 14, 1932, as follows:

SAID Lot No. 60 fronts 50 feet on the southerly margin of Tennessee Avenue and runs back between lines, southwardly 142.5 feet to an alley.

BEING the same property conveyed to Clarence E. Odle by Quitclaim Deed from Margaret J. Odle of record in Book 6448, page 815, Register's Office for Davidson County, Tennessee.

This conveyance subject to such easements, setback lines and Restrictive Covenants of record in said Register's Office. Taxes for 1986 pro-rated and paid.

4701 Tennessee Avenue
This is unimproved ( ) improved ( ) property, known as 4632 Kentucky Avenue Nashville, TN 37209
(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 my hand this 5th day of December, 1986

Clarence E. Odle

Clarence E. Odle

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 Clarence E. Odle

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 5th day of December 19 86

Commission expires 5/13/89

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
Clarence E. Odle

TO
James A. Tant and
D. B. Spencer

title escrow, inc.
suite 218
640 spence lane
nashville, tennessee 37217

70906

IDENTIFICATION REFERENCE

DEC 8 2 58 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

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

RECEIVED OF _____

FOR _____

BOOK 7063 PAGE 116

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

[illegible] 40.30-
[illegible] .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.0 9.0 6

IDENTIFY REFERENCE

DEC 8 2 58 PM '06

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 20454