THIS INSTRUMENT PREPARED BY:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238

Lot 32

BOOK 7097 PAGE 696

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	Send Tax Bills To	MAP PARCEL NUMBERS
523 FAIRFAX JOINT VENTURE (NAME)	Same (NAME)	104-11-124
2007 Natchez Trace (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tenn. 37212 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten and No/100 ---------- Dollars,

Cash in hand paid by 523 Fairfax Joint Venture, and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged.

Third National Bank in Nashville, Guardian for Willie Belle Argo, as to an undivided Two-Thirds (2/3) interest; Mary Elizabeth Argo Shearon, Lida H. Mackey, Co-Executrix under the Will of Anna Frances Argo, deceased, as to an undivided One-Sixth (1/6) interest; Mary Elizabeth Argo Shearon, as to an undivided One-Sixth (1/6) interest, 523 Fairfax Joint Venture

have this day bargained and sold, and do hereby transfer and convey unto the said the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 1 of Block No. 5 on the Plan of Fairfax Place, as of record in Book 547, pages 137, and 138, Register's Office for said County.

Said Lot No. 1 fronts 80-feet on the southerly side of Fairfax or Jones Avenue, and runs back with the westerly margin of Natchez Trace or 28th Avenue South, 165-feet to the northerly line of Lot No. 19, measuring 87.6 feet thereon.

Being the same property conveyed to W. Z. Argo, individually and as Guardian for Willie Belle Argo, by deed from J. P. Van Cleave, of record in Book 1676, page 159, Register's Office of Davidson County, Tennessee.

The said W. Z. Argo has since died intestate survived by the following named heirs at law:

Willie Belle Argo, Anna Frances Argo and Mary Elizabeth Argo Shearon. Third National Bank in Nashville was appointed to suceed W. Z. Argo as Guardian for Willie Belle Argo. The said Anna Frances Argo having since died testate and by her will devising her interest to Mary Elizabeth Argo Shearon.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 77,000.00

Subscribed and sworn to before me this the 31st day of DECEMBER 1976

Affiant L S Williams

My commission expires: Nov. 12 1980 (Affix Seal)

Notary Public Elsie P. Shane

unimproved ( )
This is improved (X) property, known as 523 Fairfax Avenue, 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 thereto belonging, to the 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

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.

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 31st day of December, 1976, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

THIRD NATIONAL BANK IN NASHVILLE, GUARDIAN FOR WILLIE BELLE ARGO

BY: L S Williams
L.S. WILLIAMS, VICE PRESIDENT AND TRUST REAL ESTATE OFFICER

ATTESTED BY: Wilma Watts
WILMA WATTS, ASSISTANT VICE PRESIDENT AND TRUST OFFICER

Mary Elizabeth Argo Shearon
MARY ELIZABETH ARGO SHEARON, INDIVIDUALLY AND CO-EXECUTRIX UNDER THE WILL OF ANNA FRANCES ARGO

Lida H. Mackey
LIDA H. MACKEY, CO-EXECUTRIX UNDER THE WILL OF ANNA FRANCES ARGO

STATE OF FLORIDA
COUNTY OF .

Personally appeared before me Mary Elizabeth Argo Shearon, *a Notary Public in and for said County and State* Lee County, State of Florida Mary Elizabeth Argo Shearon, individually and Co-Executrix under the Will of Anna Frances Argo

the within named 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 Fort Myers, Florida *Tennessee,*
this 30th *day of* December, *19* 86.

Notary Public, State of Florida
Commission expires My Commission Expires Oct. 2, 1990
Bonded Thru Troy Fain - Insurance Inc.

Gracy E. Hopkins *Notary Public*

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, BEBEE P. GRACE, *a Notary Public of the State and County aforesaid, personally appeared* L. S. Williams and Wilma Watts, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged* themselves *to be* * of the Third National Bank in Nashville, Guardian for Willie Belle Argo *the within named bargainor, a corporation, and that* they *as such* * *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* themselves *as* *.

Witness my hand and seal, at office in NASHVILLE, TN.
this 31ST *day of* DECEMBER, *19* 86.

Bebee P. Grace *Notary Public*

Commission expires NOV. 12, 1990

* Vice-President and Trust Real Estate Officer, and Assistant Vice-President and Trust Officer, respectively

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me BEBEE P. GRACE, *a Notary Public in and for said County and State* Lida H. Mackey, Co-Executrix under the Will of Anna Frances Argo

the within named 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 *Tennessee,*
this 31ST *day of* DECEMBER, *19* 86.

Bebee P. Grace *Notary Public*

Commission expires NOV 12 1990

80605

JAN 6 1 58 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE

WARRANTY DEED

FROM
THRID NATIONAL BANK IN NASHVILLE, GUARDIAN ET AL
TO
523 FAIRFAX JOINT VENTURE

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

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

RECEIVED OF _____

FOR _____

BOOK 7097 PAGE 698

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

770 [illegible]- CAMT.
15.00 STAM
.50 PRFEE
0.00 MRFEE
CHECK 20[illegible].10-1
5073301/06/87 BAL .0[illegible]

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

80605

IDENTIFICATION REFERENCE

JAN 6 1 58 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 31305