(This instrument prepared by Metro Legal Dept.)

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Metropolitan Government (NAME)	(NAME)	Map 82-1
325 Stahlman Building (STREET ADDRESS OR ROUTE NUMBER)	SAME (STREET ADDRESS)	Parcel 1
Nashville, Tennessee 37201 (CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

3812 10/04 0101 03CHECK 6.00

WARRANTY DEED

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For and in consideration of the sum of One Hundred Fifteen Thousand Dollars and No Cents---------- ($115,000.00)---------- DOLLARS

Lewis Dean Wallace and wife, Margaret L. Wallace have bargained and sold, and by these presents do transfer and convey unto the said Metropolitan Government of Nashville and Davidson County

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

Land in Davidson County, Tennessee, being a part of Lots 2, 3 and 4 on the Plan of W. H. McGavock's Plan of Lots, of record in Book 21, Page 32, Register's Office for Davidson County, Tennessee and described according to a copy of a survey thereof by Cantrell, Connell & Morrison, Engineers, dated December 18, 1956, as follows:

Beginning at a point in the easterly margin of 3rd Avenue, North at an inter corner of the property conveyed to the City of Nashville by deed from W. G. Bush and Company, of record in Book 2543, Page 151, Register's Office for said County; said point being 303 feet southeast from the most westerly corner on 3rd Avenue North of the land conveyed to said City in said deed; thence with the line of the City of Nashville property North 48° East 130 feet to an iron pin; thence South 47° 50 feet East 315 feet parallel to the margin of 3rd Avenue North to an iron pin; thence South 48° West 130 feet to an iron pin in the easterly margin of 3rd Avenue North; thence North 47° 50 feet West 315 feet to the point of beginning, containing 0.94 acre, more or less.

Being the same property conveyed to Lewis Dean Wallace and wife, Margaret L. Wallace, by John C. Hailey and Robert W. Branch, Jr., by instrument of record in Book 6240,. Page 305, Register's Office for Davidson County, Tennessee.

FELIX Z. WILSON ET REGISTER DAVIDSON COUNTY, TN

OCT 4 2 58 PM '88

IDENTIFICATION REFERENCE

7.3400

unimproved ( )
This is improved (xx) property, known as 1816 - 3rd Avenue, North (House Number) (Street)

(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 4th day of October, 1988.

Lewis Dean Wallace Margaret L. Wallace

INDIVIDUAL ACKNOWLEDGEMENT

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State of Tenneesee

County of Davidson

Personally appeared before me, Andrew B. Gibson, JR, a Notary Public of said county, Lewis Dean Wallace and wife Margaret L. Wallace

the within named bargainor(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that They executed the within instrument for the purpose therein contained.

WITNESS my hand, at office, this 4th day of October, 1986.

NOTARY PUBLIC

My commission expires:

10-9-91

CORPORATE ACKNOWLEDGEMENT

State of _____

County of _____

Before me, _____ of the state and county aforesaid, personally appeared _____, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be President (or other officer authorized to execute the instrument) 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 himself as _____.

WITNESS my hand and seal, at office in _____, this _____ day of _____, 19____.

NOTARY PUBLIC

My commission expires:

_____

STATE OF TENNESSEE

COUNTY OF _____

The actual consideration for this transfer or value of property (whichever is greater) is $ _____

This is equal to or greater than the property would bring at a fair and voluntary sale.

_____

Sworn to and subscribed before me

this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

This instrument was prepared by:	
Name	Address

WARRANTY DEED

FROM

Lewis Dean Wallace, and wife,

Margaret L. Wallace

TO

Metropolitan Government of

Nashville and Davidson County

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