BOOK 7999 PAGE 106

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $12,000.00

George H. Cate Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF November 1989

Bett L. Wallace
Notary Public

MY COMMISSION EXPIRES: 5-13-90
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

George H. Cate, Jr., 1101 Stahlman Building, Nashville, TN 37201
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES:	MAP-PARCEL NUMBERS
Mr. and Mrs. Theodore Davis (NAME)	Mr. and Mrs. Theodore Davis (NAME)	Map 81-10
1712-24th Avenue, North (STREET ADDRESS OR ROUTE NUMBER)	7115 Cypress Avenue (STREET ADDRESS)	Parcel 228
Nashville, TN 37208 (CITY) (STATE) (P.O. ZIP)	Fontana, CA 92336 (CITY) (STATE) (ZIP)	

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, Charles Etta Townsend, Administratrix, Estate of Ollie Burditt, Deceased

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Theodore Davis and wife, Annie P. Davis

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:

Land in Davidson County, Tennessee, being Lot no. 146 on the map of Cobb's Subdivision of Lot No. 6 of the Harding Bosley Tract, of record in Book 161, page 155, Register's Office for said County.

Said Lot no. 146 fronts 50 feet on the easterly side of 24th Avenue North and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Ollie Burditt, unmarried and of legal age by deed from Eva R. Garfinkle of record in Book 4450, page 929, said Register's Office. The said Ollie Burditt having since died, still unmarried, and the Probate Court for Davidson County, Tennessee having authorized the sale of the said property by Charles Etta Townsend, Administratrix, by Court Order dated October 20th, 1988, in Case No. 92864.

87 I 66

IDENTIF. REFERENCE

Dec 5 2 46 PM '89

FELIX Z. ELLIS, JR.
DAVIDSON COUNTY

RUSH

2021 12/05 0101 03CHECK 46.60

This is unimproved ( ) improved (X) property, known as 1712-24th Avenue, North, Nashville, TN 37208
(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 15th day of November, 19 89

Charles Etta Townsend
CHARLES ETTA TOWNSEND

STATE OF TENNESSEE }
Davidson County }

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Personally appeared before me, George H. Cate, Jr., a Notary Public in and for said County and State, the within named Charles Etta Townsend

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, Tennessee, this 15th day of November, 19 89.

George H. Cate, Jr. Notary Public

Commission Expires 7/24/93

STATE OF TENNESSEE }
Davidson County }

Before me, _____ a Notary Public in and for 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 the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM

CHARLES ETTA TOWNSEND, Administratrix

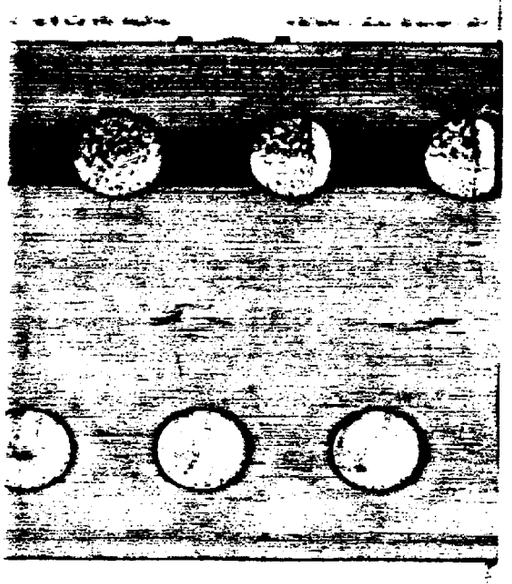
Estate of Ollie Burditt, Deceased

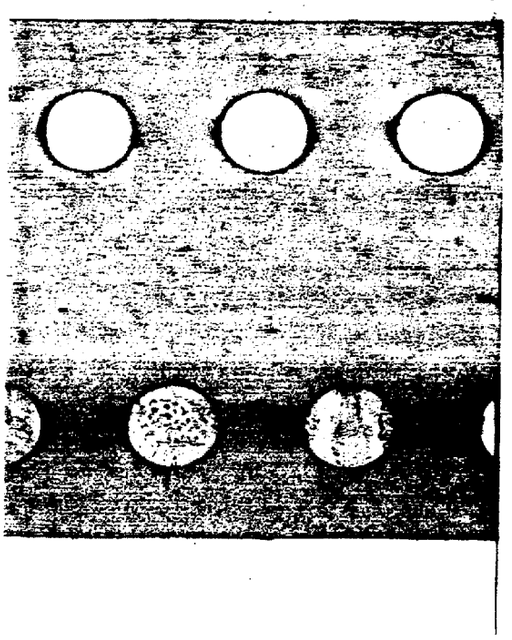
TO

Theodore Davis and wife, Annie P. Davis

ATTORNEYS TITLE™ A Minnesota Title Company

SUITE 175 – 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101





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

RECEIVED OF _____

FOR _____

BOOK 7999 PAGE 108

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TAX - STATE TAX CONVEY
MO TAX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT	12000.00
CON TX	39.60
PRFEE	1.00
WDEED	6.00
TOTAL	46.60
CHECK	46.60

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 12/05/89 01 14246 0001 2021

8 7 1 6 6

IDENTIF. REFERENCE

Dec 5 2 46 PM '89

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY TN.

No. 273221