FILE NO. 26028 FILE BOX "7"

BOOK 8074 PAGE 852

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 36,000.00

X Lee Hall Jennings
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF MARCH, 1990

Notary Public

MY COMMISSION EXPIRES: 3/27/90
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
LEE HALL JENNINGS	S A M E	82-16-202
(NAME)	(NAME)	
713 Fatherland Street		18W 4235
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN. 37206		
(CITY) (STATE) (P.O. ZIP)	(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, WILLIAM BEARD et ux, ENN J. BEARD

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO LEE HALL JENNINGS

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 the westerly 31 feet 8 inches of the easterly 45 feet of Lot No. 55 on the plan of Hobson and Wheless' Second Addition to Edgefield, now East Nashville, as of record in Book 21, page 21, Register's Office for said County.

SAID part of Lot No. 55 fronts 31 feet 8 inches on the northerly side of Fatherland Street and runs back between parallel lines 170 feet to an alley.

BEING the same property conveyed to William Beard by deed from Linda Gayle Gaidos and husband, Alan J. Gaidos, of record in Book 8009, Page 831, Register's Office for Davidson County, Tennessee.

The said William Beard is married and his wife, Enn J. Beard joins in this conveyance for whatever right, title and interest she might have in said property.

This is (unimproved / X improved) property, known as 713 Fatherland Street, Nashville, Tennessee 37206
(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 our hand this 26th day of March, 19 90

X William Beard
WILLIAM BEARD

X Enn J. Beard
ENN J. BEARD

STATE OF TENNESSEE
Davidson County

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named WILLIAM BEARD et ux, ENN J. BEARD

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

Witness my hand and official seal at Nashville, Tennessee, this 26th day of March, 19 90.

Commission Expires 9/11/90

Notary Public

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

TO

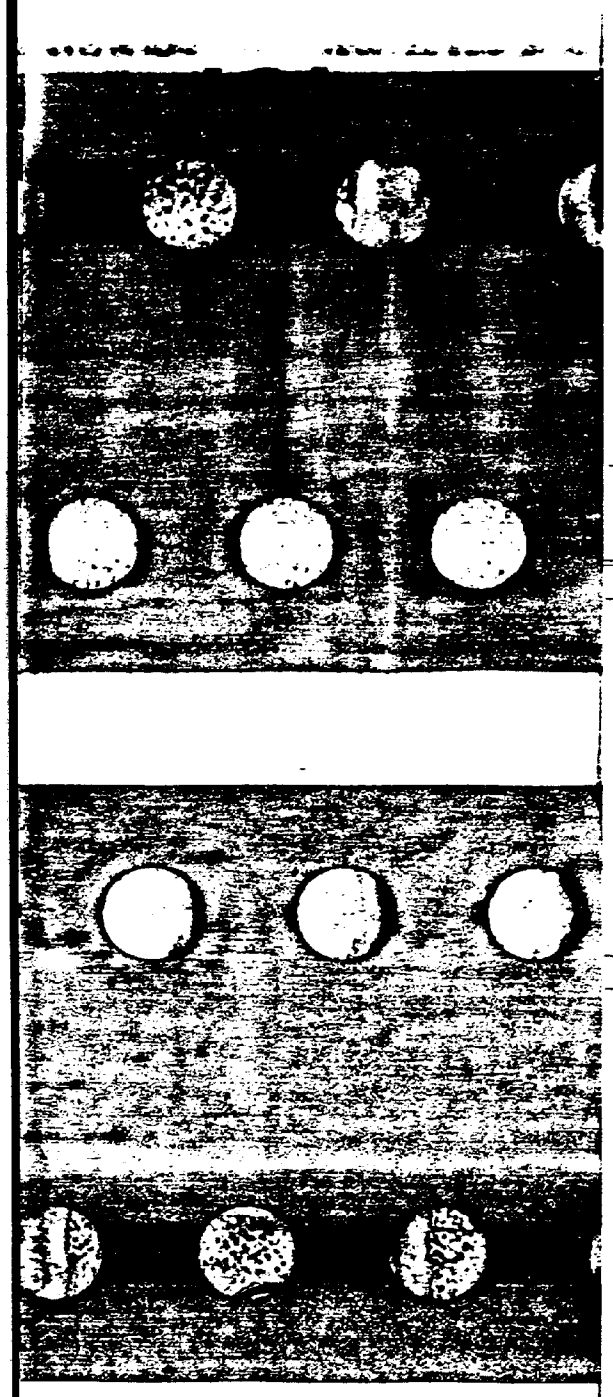
1 4 2 7 2

IDENTIF. REFERENCE

MAR 28 4 09 PM '90

DAVIDSON COUNTY TN.

6542 03/28 0101 03CHECK 125.80



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

RECEIVED OF _____

FOR _____

BOOK 8074 PAGE 854

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

CAMT 36000.00
CON TX 118.80
PRFEE 1.00
MDEED 6.00
TOTAL 125.80
CHECK 125.80

03/28/90 01 16:08 0001 6542

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

11427 2

IDENTIF. TREFERENCE

MAR 28 4 09 PM '90

DAVIDSON COUNTY TN.

No. 304958