ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
Canary Hogan & Celina Clay (NAME)	SAME (NAME)	81-11-180
P.O. Box 22642 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	2W 31090
Nashville TN 37202 (CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED BOOK 8298 PAGE 487

For and in consideration of the sum of the inordinate Love and Affection I have for my Two Daughters, AND for the sum of Ten ($10.00) and 00/100 - - - - - - DOLLARS

The receipt of which is hereby acknowledged, and for no more additional sum, The grantee, Dr. Celina M. Clay, and Dr. Canary Clay McCord Hogan, and the Grantor, Ambrose W. J. Clay, Widower,

have bargained and sold, and by these presents do transfer and convey unto the said Dr. Celina M. Clay, and Dr. Canary Clay McCord Hogan, unmarried

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 the southerly part of Lot No.394 on the plan of D.T. McGavock and Other Addition,of record in Book 21, page 41, Register's Office for said County.

Said part of Lot No. 394 fronts 50 feet on the westerly margin of 17th Avenue North, formerly James Street, and extends back between parallel lines, 170 feet to an alley.

Being the same property conveyed to Nail G. Shakir by deed from Mack Horton and Barbara Jean Morrow of record in Book 5576, page 724, Register's Office for Davidson County, Tennessee(The said Nail G. Shakir & Nail Shakir are the one and the same person)

Being the same property conveyed to Grantor by Quitclaim Deed from Nail G. Shakir and wife, Carolyn Shakir of record in Book 5932 Page 426, Register's Office for Davidson County, Tennessee.

*This conveyance is subject to any and all restrictions, easements or deeds of trust which may appear of record.

unimproved ( )
This is improved (X) property, known as 1713 17th Avenue, North, Nashville, TN 37207
(House Number) (Street)
Nashville, Tennessee 37207
(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 23rd day of February, 1991.

Ambrose W. J. Clay

BOOK 8298 PAGE 488

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named Ambrose W. J. Clay, Widower,

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

Witness my hand and official seal at Nashville, Tennessee, this 23rd day of February, 19 91.

My commission expires My Commission Expires Sept 24, 1992 Notary Public

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged _____ to be the _____ and _____ respectively of _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as _____ and attesting the same by the said _____ as _____.

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

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 10,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Ambrose W J Clay

Sworn to and subscribed before me
this 23rd day of February, 1991.

My commission expires My Commission Expires Notary Public

This instrument was prepared by:

This Instrument was prepared by Ambrose W. J. Clay, 1704 Ashwood, Avenue,
Name Address Nashville,TN 37212

WARRANTY DEED

FROM
AMBROSE W. J. CLAY

IDENTIF. REFERENCE

95087

FEB 25 3 30 PM '91

FELIX ZINNSER, REGISTER
DAVIDSON COUNTY TN.

40.00 CLASH 9485 02/25 0104 TOTAL

Dr. Celina Clay etal

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



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 8298 PAGE 489

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT 10000.00
CON TX 33.00
PRFEE 1.00
MTGFEE 6.00
TOTAL 40.00
CASH 40.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02/25/91 01 15:32 0001 9485

95087.

IDENTIF. REFERENCE

FEB 25 3 30 PM '91

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

No. 399738