THIS INSTRUMENT PREPARED BY:
Douglas A. Brace
Ortale, Kelley, Herbert & Crawford
Third Floor, Nicol Place
200 Fourth Avenue North
Nashville, TN 37219-0375

Bk 36

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
83-10-134	Ronald E. Underwood P. O. Box 120591 Nashville, TN 37212	Same
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) 1620 Ordway Avenue Nashville, TN 37206	LOAN OR ACCOUNT NO.
		PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration the receipt of which is hereby acknowledged,

4 4 4 5 4

SEP 4 3 41 PM '91

BOOK 8435 PAGE 835

7952 09/04 0101 03CHECK 40.30

Clarence Sutherland and wife, Susan C. Sutherland

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto RONALD E. UNDERWOOD

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 275 on the Map of McEwen Place, as of record in Book 332, Page 133, Register's Office for Davidson County, Tennessee.

Said Lot No. 275 fronts 50 feet on the southerly side of Ordway Place, formerly Grove Avenue and runs back 135 feet on the westerly line and 135.4 feet on the easterly line, to an alley, measuring 50 feet thereon.

Being the same property conveyed to Clarence Sutherland and wife, Susan C. Sutherland by Trustee's Deed from David B. Herbert, Trustee, of record in Book 8355, Page 394, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to any all zoning restrictions, building restrictions, set back lines, if any, and easements of rights-of-way for public utilities applicable to this property and all matters shown on the recorded plat referred to above.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered., Except 1991 taxes which have been prorated and assumed by Grantees.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors 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.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 3rd day of September, 1991

Clarence Sutherland

Susan C. Sutherland



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

RECEIVED OF _____

FOR _____

BOOK 8435 PAGE 836-A

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

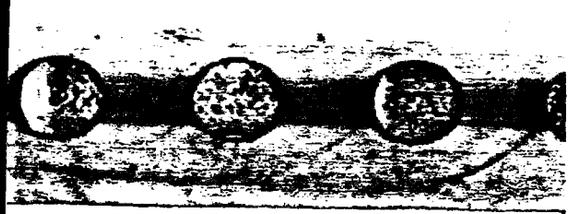
CAMT	9000.00
CON TX	33.30
PRFEE	1.00
MDEED	0.60
ERR	CO
MDEED	0.60-
MDEED	6.00
TOTAL	40.30
CHECK	40.30

RECEIPT IS NOT VALID UNTIL CHECK IS PAID 09/04/91 01 15:49:6001 7952

44454

IDENTIFICATION

SEP 4 3 41 PM '91



No. 456237