RECORDER'S MEMO
BEST QUALITY OF PRACTICABLE PHOTOGRAPHIC RECORDING IN THIS DOCUMENT WAS UNSATISFACTORY WHEN RECEIVED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $24,000.00

Arlin L. McRae
Affiant

My Commission Expires: 4/21/96

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF JULY, 1995.

Diana A. Cathey
Notary Public

(AFFIX SEAL)

NOTARY PUBLIC STATE OF TENNESSEE

WARRANTY DEED

BOOK 9734 PG 540

THIS INSTRUMENT PREPARED BY:
Bobby D. Davis, Attorney
Madison Title Company
2021 Gallatin Road North
Madison, Tennessee 37115

mail

ADDRESS NEW OWNER(S):	SEND TAX BILLS TO:	MAP & PARCEL NOS.
Arlin L. McRae	SAME AS NEW OWNER	72-6-131

737 Benton Av. Nashville, Tn. 37204 ~~37095~~

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, **EDWARD M. SOUTHGATE, CHARLES K. SOUTHGATE and PAULA ANN HARPER, a 1/3 interest each**, (the "Grantors") have this day bargained and sold, and do hereby transfer and convey unto the said **ARLIN L. McRAE**, (the "Grantee"), his successors and assigns, certain real estate located in Davidson County, Tennessee, described as follows, to-wit:

Being the westerly 50 feet of the easterly 150 feet of Lot No. 7 on the corrected Map of E. J. Childer's Subdivision of J. H. Ambrose's Tract as of record in Book 332, page 134, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 7 fronts 50 feet on the southerly side of Elvira Avenue, and runs back between parallel lines 180 feet to a dead line.

Being part of the same property conveyed to Edward M. Southgate, Charles K. Southgate and Paula Ann Harper, a 1/3 interest each, by deed from Paula Ann Harper, Administratrix c.t.a. of the Estate of Annie Mai Southgate, of record in Book 9644, page 245, Register's Office, Davidson County, Tennessee.

This is improved/unimproved property known as 1010 Elvira Avenue, Nashville, TN

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantee, his successors, heirs and assigns forever, we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and the same is unencumbered, except as stated herein.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, his successors, heirs and assigns, against the lawful claims of all persons.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS our hand(s) on the day and date acknowledged below.

Edward M. Southgate
EDWARD M. SOUTHGATE

Charles K. Southgate
CHARLES K. SOUTHGATE

Paula Ann Harper
PAULA ANN HARPER

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County, and State, Edward M. Southgate, the within named bargainor, with whom I am personally acquainted and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this the 17th day of July, 1995.

Dianne M. Cathey
NOTARY PUBLIC

My Commission Expires: 4/21/96

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County, and State, Charles K. Southgate, the within named bargainor, with whom I am personally acquainted and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this the 17th day of July, 1995.

Dianne M. Cathey
NOTARY PUBLIC

My Commission Expires: 4/21/96

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County, and State, Paula Ann Harper, the within named bargainor, with whom I am personally acquainted and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this the 17th day of July, 1995.

Dianne M. Cathey
NOTARY PUBLIC

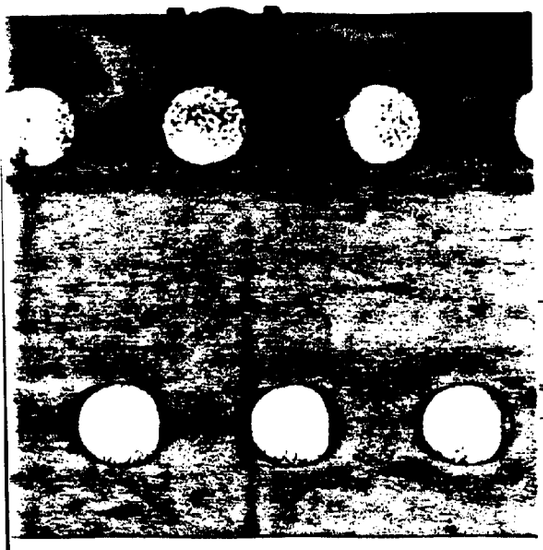
My Commission Expires: 4/21/96

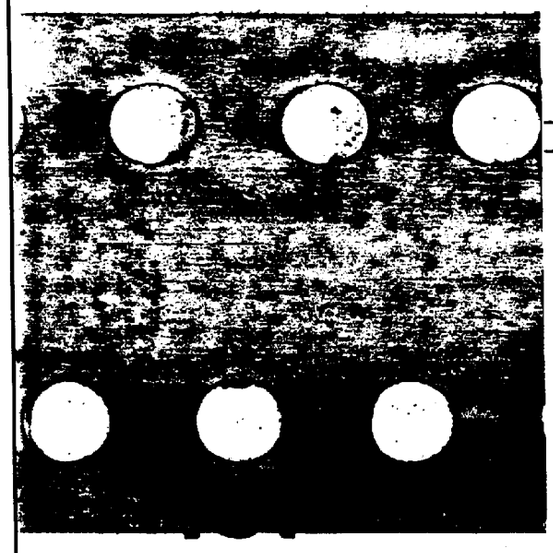
0080220
IDENTIF. ↑ REFERENCE

95 JUL 19 AM 10:30
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

97-30 07/19 0101 03CHECK

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





RECEIVED OF _____

FOR _____

BOOK 9734 PG 542

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 24000.00
CON TX 88.30
PRFEE 1.00
MAMT 8.00
ERFL CO
MAMT 8.00-
WDEED 8.00
TOTAL 97.30
CHECK 97.80

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 02 2425

0080220
IDENTIF. REFERENCE

95 JUL 19 AM 10:

FELIX Z. REGISTER
DAVIDSON COUNTY, TN

No. 931518