Box 61
T-8084

BOOK 11498 PG. 205

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $28,000.00

RE-RECORD BOOK 11669 PAGE 326

Subscribed and sworn to before me, this 22nd day of May, 1999.

Vanorian C. Nelson
Affiant

My Commission Expires: 7-31-2002

Joyce A Chapman
Notary Public

99 SEP 29 AM 9:31

RE-RECORD

06378856

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY FIRST TITLE CORPORATION 1161 MURFREESBORO ROAD SUITE 324 NASHVILLE, TN 37217	
ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
NAME: VIRGIL GORDON, A MARRIED MAN	NAME: SAME
STREET ADDRESS: 1411-B PHILLIPS STREET	STREET ADDRESS:
CITY: NASHVILLE STATE: TN	CITY: STATE:
ZIP CODE: 37208 MAP & PARCEL NO. 92-4-58	ZIP CODE:

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, *VANORIAN C. NELSON,*

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO *VIRGIL GORDON, A MARRIED MAN,* UNMARRIED

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO, LOCATED IN DAVIDSON COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

All that tract or parcel of land lying and being in Davidson County, Tennessee, being more particularly described as follows:

Being the easterly half of Lot No. 179 in Harding's Second Addition to Nashville, the plan of which is of record in Book 21, page 58, in the Register's Office for Davidson County, Tennessee.

Said half of Lot No. 179 fronts 25 feet on the south side of Phillips Street and runs back eastwardly between parallel lines 150 feet to an alley.

Being the same property conveyed to Vanorian C. Nelson by the estate of William Perkins Neely, dated 12/8/92 and recorded9/29/97 in Book 10625, page 3878 of the same office.

05/99 09/21 10.00

THIS IS IMPROVED PROPERTY KNOWN AS: 1411-B PHILLIPS STREET, NASHVILLE, TENNESSEE 37208

THIS PROPERTY IS INTENDED TO BE USED SOLELY AS INVESTMENT PROPERTY AND NOT AS THE PRINCIPAL RESIDENCE OF THE GRANTEE, HIS SPOUSE OR ANY DEPENDENT CHILDREN.

THE PURPOSE OF THIS RE-RECORDING TO CORRECT THE MARITAL STATUS OF THE GRANTOR.

TO HAVE AND TO HOLD THE SAID TRACT OR PARCEL OF LAND, WITH THE APPURTENANCE, 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 22nd DAY OF MAY, 1999.

Vanorian C. Nelson
VANORIAN C. NELSON

RE-RECORDED BOOK 11669 PAGE 327

STATE OF OHIO
COUNTY OF Cuyahoga

On this 22nd day of MAY, 1999, before me personally appeared VANORIAN C. NELSON to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be her free act and deed.

Witness my hand and official seal.

My Commission Expires:
Dec. 14, 2002

Notary Public

WARRANTY DEED

3747 05/27 0101 03CHECK 114.60

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99MAY27 PM 4:08