ADDRESS NEW OWNER:
Robert A. O'Malley, et ux
P. O. Box 4
Antioch, TN 37011

SEND TAX BILLS TO:
Same

MAP/PARCEL NOS:
Map 18-8
Parcel 398

WARRANTY DEED

For good and valuable consideration paid and received, the Grantors, Autry Darnell Spencer and Lora Mae Spencer, by these presents does transfer and convey unto the Grantees, Robert A. O'Malley and wife, Betty S. O'Malley, all of our right, title and interest in and to that certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being the easterly 40 feet of Lot Nos. 246 and 248 on the Plan of North Nashville Real Estate Company's property, as of record in Book 21, page 105, Register's Office for Davidson County, Tennessee.

Said parts of Lot Nos. 246 fronts 248 front 40 feet on the southerly side of Buchanan, formerly Carroll Street, and runs back between parallel lines with the westerly margin of 7th Avenue North, formerly Vine Street, 100 feet to a dead line.

Being the same property conveyed to Autry Darnell Spencer and wife, Lora Mae Spencer, having since divorced in the Chancery Court of Rutherford County, Tennessee, being docket no. 00DR-1475 by deed from Ed Meadows and wife, Mildred E. Meadows, of record in Book 5754, page 492, Register's Office of Davidson County, Tennessee.

This is improved property known 703 Buchanan Street, Nashville, Tennessee, 37208.

Said Property is conveyed subject to restrictions and easements of record.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the Grantees, their heirs and assigns forever. And the Grantors covenant with the Grantees that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that same is unencumbered except as stated above. And the Grantors do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said land to the Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.

Witness my hand this 20th day of June. 2003.

PICK-UP

Davidson County DEEDWARR
Recvd: 06/23/03 11:23 2pgs
Fees:13.00 Taxes:93.24
20030623-0086156

Autry Darnell Spencer
AUTRY DARNELL SPENCER

Lora M Spencer
LORA MAE SPENCER

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 20th day of June, 2003, before me personally appeared, AUTRY DARNELL SPENCER, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed and for the purposes described herein.
Witness my hand and official seal, at office, this 20th day of June, 2003.

My commission expires: 1/27/07

Peggy D. Mathes
NOTARY PUBLIC

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 20th day of June, 2003, before me personally appeared, LORA MAE SPENCER
, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed and for the purposes described herein.
Witness my hand and official seal, at office, this 20th day of June, 2003

My commission expires: 1/27/07

Peggy D. Mathes
NOTARY PUBLIC

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $25,200.00.

Autry D. Spencer
AFFIANT

Sworn to and subscribed to before me this 20th day of June, 2003.

Peggy D. Mathes
NOTARY PUBLIC

My Commission expires: 1/27/07

THIS INSTRUMENT WAS PREPARED BY:
Peggy D. Mathes, Attorney at Law
One Washington Square, Suite 105
214 Second Avenue North
Nashville, TN 37201
(615) 256-4747