FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $13,350.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF January 1970.

Notary Public at Law

MY COMMISSION EXPIRES:

(AFFIX SEAL)

This Instrument was Prepared by
DENNEY, LACKEY, CHERNAU & CASTLEMAN
218 Third Avenue North
Nashville, Tennessee 37201

THIS INSTRUMENT WAS PREPARED BY
Law Offices of: Denney, Lackey, Chernau & Castleman; 218 Third Avenue, North
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. & Mrs. Walter E. Owens (NAME)	Fidelity Federal (NAME)	Map 72-12
1709 Marsden Ave, (STREET ADDRESS OR ROUTE NUMBER)	401 Union, St, (STREET ADDRESS)	Par. 72
Nashville, Tenn., 37216 (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn., 37219 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, ~~WE~~ I, Jasper McCree Thornton, as surviving tenant by the entirety (A widower)

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Walter E. Owens and wife, Bertha Powell Owens

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land in Davidson County, Tennessee, being the easterly 4 feet of Lot No. 147, all of Lot No. 148 and the westerly 7 feet 6 inches of Lot 149 on the Plan of Riverside Drive Subdivision, as of record in Book 974, pages 60 and 61, Register's Office for said County.

Said Lot No. 148 and parts of Lots 147 and 149 front together 61 feet 6 inches on the northerly side of Marsden Avenue and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Jasper McCree Thornton and wife, Dora Eugenia Thornton, by deed from Helen D. Allen and husband, H. J. Allen, of record in Book 1813, page 169, Register's Office for Davidson County, Tennessee. The said Dora Eugenia Thornton having since died.

This conveyance is subject to restrictions of record in Book1165, page 74, R.O.D.C., Tennessee

This is unimproved ( ) improved (X) property, known as 1709 Marsden Avenue, Nashville, Tennessee 37216
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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. 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 ~~XXX~~ this sixteenth day of January, 19 70

Jasper McCree Thornton

BOOK 4392 PAGE 364

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Douglas M. Huston, a Notary Public in and for said County and State, the within named Jasper McCree Thornton, as surviving tenant by the entirety (A widower)

the 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 at Nashville, Tennessee, this 16 day of January, 19 70

Commission expires November 4, 1973

Douglas M. Huston
Notary Public at Large

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ with whom I am personally acquainted and who and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19:__.

My commission expires _____

_____
Notary Public

041727-0

WARRANTY DEED

FROM
JASPER McCREE THORNTON
(A widower)

TO
WALTER E. OWENS ET UX,
BERTHA POWELL OWENS

A 6 6 2 9 6

IDENTIF. REFERENCE

JAN 19 2 22 PM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

JAN 19 70	CONV	13,350.00			
JAN 19 70 S'TAX			B*	34.58	
JAN 19 70 PR'FEE			B*	.50	
JAN 19 70	W'DEED		B*	3.00	* 38.08

Attorneys Title Company
Title Guaranteed
NASHVILLE, TENN.