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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 11274.97

Bessie L. Burnette
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF May 1970

B Bumpus
Deputy Register

MY COMMISSION EXPIRES:
(NOTARIAL SEAL)

THIS INSTRUMENT WAS PREPARED BY
John B. Cobb, Jr., Attorney, Stahlman Bldg., Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bessie L. Burnette (NAME)	First Federal Savings & Loan Assoc. (NAME)	Map 72-15
1506 Riverside Drive (STREET ADDRESS OR ROUTE NUMBER)	4th & Union Street (STREET ADDRESS)	Par. 275
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (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~~ and the assumption of the remaining unpaid balance of a certain note which is secured by a deed of trust to T. I. Holman, Jr., Trustee, of record in Book 3326, page 621, Register's Office for Davidson County, Tennessee, We, Willis Matthews & wife, Avo F. Matthews HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Bessie L. Burnette

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 part of Lot No. 12 on the Map of Sharpe and Horn's 6th Addition of record in Book 332, pg. 118, Register's Office for Davidson County, Tennessee, and part of Lots Nos. 18 & 19, on the Map showing M. P. Estes' Subdivision of Lots Nos. 1, 2, 4 to 9 inclusive and part of Lots 10 & 13 inclusive, on the Map of Sharpe and Horn's 6th Addition, of record in Book 843, pg. 39, said Register's Office and described together according to a survey of Hal T. Swann, Jr., Surveyor, dated November 4, 1961, as follows:

Beginning at an iron pin in the westerly margin of Riverside Drive at a point 150 feet more or less north of the northerly margin of McKennel Avenue; thence leaving said Drive, westerly 316 feet more or less to a point, which point is 140.2 feet more or less north of the northerly margin of McKennel Avenue; thence northerly 46.5 feet more or less to an iron pin; thence easterly 335.9 feet more or less to a point in the westerly margin of Riverside Drive; thence with the margin of the same southerly 50 feet to the point of beginning.

Being the same property conveyed to Willis Matthews and wife, Avo F. Matthews, by deed from Aubrey Lee Simmons and wife, Gladys Louise Simmons, of record in Book 3532, page 609, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (XX) property, known as 1506 Riverside Drive, Nashville, Tennessee
(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 our hand s this 22nd day of April, 19 70

Willis Matthews -- Avo F. Matthews

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, Thomas L. Lyle, a Notary Public in and for said County and State, the within named Willis Matthews and wife, Avo F. Matthews

the bargainor S, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 22nd day of April 1970.

Commission expires April 25, 1971

Thomas L. Lyle
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ 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

WARRANTY DEED

FROM
WILLIS MATTHEWS, ET UX

TO
BESSIE L. BURNETTE

A 76197

IDENTIF. REFERENCE

MAY 1 2 20 PM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

MAY-1 70	CONV	11,274.99			
MAY-1 70	S'TAX		A*	29.38	
MAY-1 70	PR'FEE		A*	.50	
MAY-1 70	W'DEED		A*	3.00	* 32.88

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.