FORM NO. WD-1

BOOK 4422 PAGE 773

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $30,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF June 19 70.

Notary Public

MY COMMISSION EXPIRES: 12-12-72

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Percy Wilkins, Jr., Attorney 633 Stahlman Bldg, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lakeshore Estates, Inc. (NAME)	Same (NAME)	16W 04220
830-832 Grove Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Map 105 10
Nashville, Tennessee 37203 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	Par 9

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, REED EDMONDSON and wife, VIRGINIA W. EDMONDSON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO LAKESHORE ESTATES, INC.

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 southerly part of Lot No. 15 on the Waverly Land Company's Plan of lots, called "Waverly Place", as of record in Book 57, page 95, Register's Office for said County, described as follows:

BEGINNING at the northwest corner of Beech Avenue and Acklen, formerly Grove, Avenue; thence with the northerly margin of Acklen Avenue westwardly 215 feet to the easterly margin of an alley; thence with said alley northwardly 65 feet; thence eastwardly 215 feet, more or less, to the westerly margin of Beech Avenue; thence with said Avenue southwardly 65 feet to the beginning.

BEING the same property conveyed to Reed Edmondson and wife, Virginia W. Edmondson by deed from Marvin W. Stansell and wife, Frances N. Stansell of record in Book 3432, page 136, Register's Office for Davidson County, Tennessee.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the grantees to assume the unpaid balance of a note secured by a Vendor's Lien retained in a deed from Marvin W. Stansell and wife, Frances N. Stansell to Reed Edmondson and wife, Virginia W. Edmondson, of record in Book 3432, page 136, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 1829 Beech Avenue, 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 3rd day of June, 19 70

Reed Edmondson
Reed Edmondson

Virginia W. Edmondson
Virginia W. Edmondson

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Reed Edmondson and wife, Virginia W. Edmondson

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 4th day of June 1970

Commission expires 12-12-72

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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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 REED EDMONDSON ET UX

TO LAKESHORE ESTATES, INC.

A 79854

IDENTIF. REFERENCE

JUN 8 2 14 PM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

PERCY WILKINS JR.
ATTORNEY-AT-LAW
633 STAHLMAN BUILDING
NASHVILLE, TENN. 37201
ROW 1 BOX 8

JUN-8??	CONV	30,000.00			
JUN-8??	S'TAX		A*	78.00	
JUN-8??	PR'FEE		A*	.50	
JUN-8??	W'DEED		A*	3.00	* 81.50