BOOK 4439 PAGE 295

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 12,000.00

Huston E. Foster
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF August, 1970.

Notary Public

MY COMMISSION EXPIRES: February 14, 1973

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY This instrument was prepared by Jno. B. Cobb, Jr., Attorney at Law Stahlman Building, Nashville, Tenn.

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Huston E. Foster, et ux	Huston E. Foster	24W 09115
(NAME)	(NAME)	
1801 Ashwood Avenue	1215 Stratford Avenue	Map 104-16-124
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37212	Nashville, Tennessee 37216	
(CITY) (STATE) (P. O. ZIP)	(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, John M. Sullivan and Mary Sullivan Mote, the only heirs at law of Margaret Sullivan, deceased

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Huston E. Foster and wife, Reita Warren Foster

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 Lot No. 146 on the Revised Plan of Geo. W. Blair's Subdivision of Belmont Heights, as of record in Book 332, page 117, Register's Office for said County.

Said Lot No. 146 fronts 81 feet on the southerly side of Ashwood Avenue and runs back between parallel lines along the westerly margin of 18th Avenue South, 175 feet to an alley.

Being the same property conveyed to Margaret Sullivan, by deed from Bryan L. Frey and wife, Virginia Frey, of record in Book 2487, page 601, Register's Office for Davidson County, Tennessee. The said Margaret Sullivan having since died.

This is unimproved ( ) improved (X) property, known as 1801 Ashwood Avenue (House Number) (Street) Nashville, Tennessee (P O Address) (City or Town) 37212 (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 11th day of August, 1970

John M. Sullivan Mary Sullivan Mote

STATE OF TENNESSEE
Davidson County

BOOK 4439 PAGE 296

Personally appeared before me, A. M. Tenison, a Notary Public in and for said County and State, the within named John M. Sullivan

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 11th day of August 1970.

Commission expires February 14, 1973

A. M. Tenison
Notary Public

STATE OF TENNESSEE
COUNTY OF Claiborne

Personally appeared before me, Carmilieta O. Snyder, a Notary Public in and for the said County and State, the within named MARY SULLIVAN MOTE the bargainor, with whom I am personally acquafnted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Harrogate, Tennessee, this the 12th day of August, 1970.

Commission expires Nov 23, 1973

Carmilieta O. Snyder
Notary Public

GUARANTY MORTGAGE CO. OF NASHVILLE

WARRANTY DEED

FROM

John M. Sullivan and

Mary Sullivan Mote

TO

Huston E. Foster and wife,

Reita Warren Foster

A 8 7 1 9 6

IDENTIF. REFERENCE

AUG 18 9 35 AM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

AUG 18 70	CONV	12,000.00			
AUG 18 70	S'TAX		A*	31.20	
AUG 18 70	PR'FEE		A*	.50	
AUG 18 70	W'DEED		A*	3.00	* 34.70