FORM NO. WD-1

BOOK 4455 PAGE 971

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 8,000.00

Doss Hill, Trustee
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF October, 1970.

Notary Public

MY COMMISSION EXPIRES My Commission Expires Nov. 20, 1972

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Tom G. Coleman, Jr., Atty., 1720 Parkway Towers, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James E. Abernathy, etux	New Owner	15DA-04140
(NAME)	(NAME)	
300 Milner Court		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tenn. 37211		
(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, Doss Hill, Trustee with full power to sell, transfer, convey, mortgage or encumber without the joinder of any beneficiary

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James E. Abernathy and wife, Vivian W. Abernathy

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 one-half of Lot No. 7 on the Map of Bush Spain's Subdivision of part of the Zack Stull Lands, as of record in Book 161, Page 129, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 7 fronts 50 feet on the northerly side of Spain Avenue and runs back between parallel lines, 165 feet to a dead line.

Being the same property conveyed to Doss Hill, Trustee, by deed from Charles E. Outland and wife, Susan Gail Outland, of record in Book 4386, Page 162, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the unpaid balance of a mortgage of record in Book 4006, Page 677, Register's Office for Davidson County, Tennessee, to secure First Federal Savings & Loan Association.

This is unimproved ( ) improved (X) property, known as 1009 Spain 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 my hand this 21st day of Oct., 1970

Doss Hill, Trustee

STATE OF TENNESSEE
Davidson County

BOOK 4455 PAGE 972

Personally appeared before me, Jim Stevens, a Notary Public in and for said County and State, the within named Doss Hill, Trustee with full power to sell, transfer, convey, mortgage or encumber without the joinder of any beneficiary

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 22nd day of October 19 70

Commission expires My Commission Expires Nov. 20, 1972

Notary Public

OCT 30 CONV *8,000.00
OCT 30 STAX A* 20.80
OCT 30 PR'FEE A* .50
OCT 30 W'DEED A* 3.00 * 24.30

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

Doss Hill, Trustee with full ~~power to sell, transfer, convey~~ mortgage or encumber without the joinder of any beneficiary

TO

James E. Abernaty and wife,

Vivian W. Abernathy

A 94812

IDENTIF. REFERENCE

OCT 30 12 08 PM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.