FILE:
Nashville Mortgage & Realty Co.

BOOK 1489 PAGE 206

This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

ANDREW EWING, TRUSTEE

TO

CALVIN M. WINSTON ET UX

For draftsman's use

This instrument prepared by:
Nashville Mortgage and Realty Company
210 Stahlman Building
Nashville, Tennessee 37201

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Calvin M. Winston et ux (NAME)	Nashville Mortgage & Realty Company (NAME)	19W 14115
409 Neill Avenue (STREET ADDRESS OR ROUTE NUMBER)	210 Stahlman Building (STREET ADDRESS)	Map 86-12
Nashville, Tennessee 37206 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37201 (CITY) (STATE) (ZIP)	Par. 386

(FOR REGISTER'S USE)

B 09058

T
IDENTIF. REFERENCE

MAR 29 10 13 AM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 14,950.00 Calvin M. Winston
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF March, 1971.

Notary Public

MY COMMISSION EXPIRES: [illegible] 1971

(AFFIX SEAL)

For and in Consideration of the sum of Ten and No/100- ($10.00)- - - - - - - - - - - - - - - - - DOLLARS Cash in hand paid and other good and valuable considerations, receipt of which is hereby acknowledged,

I, Andrew Ewing, Trustee

have bargained and sold, and by these presents do transfer and convey unto the said Calvin M. Winston and wife, Rosa Winston their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

BEING Lot No. 1 shown on the Plan of Resubdivision of Lot Nos. 181, 182 and part of 180, of the Neill S. Brown Subdivision, said Plan of Resubdivision being of record in Book 4350, page 154 in the Register's Office for Davidson County, Tennessee, described as follows:

BEGINNING at a concrete monument set in the easterly margin of Neill Avenue, said monument being the common corner of Lot Nos. 1 and 2; thence with the common boundary lines of said Lot Nos. 1 and 2 north 82 degrees 44' East 100.52 feet to a point, and North 47 degrees 02' East 58.53 feet to a point in the westerly margin of an unnamed alley; thence with the margin of said alley North 7 degrees 16' East 21.28 feet to a concrete monument marking the beginning of a curve to the left or northwest at the southwesterly corner of the intersection of said alley and Marina Street; thence with said curve to the left or northwest 23.51 feet to a concrete monument in the southerly margin of Marina Street, at the end of said curve; thence with the said southerly margin of Marina Street North 82 degrees 36' West 119.09 feet to a concrete monument at the beginning of a curve to the left or Southwest, at the southeasterly corner of Marina Street and Neill Avenue; thence with said curve to the left or southwest 39.18 feet to a concrete monument at the end of said curve in the Easterly margin of Neill Avenue; thence with said margin of Neill Avenue South 7 degrees 16' West 43.00 feet to the point of beginning.

BEING the same property conveyed to Andrew Ewing, Trustee for Atlas Construction Company and Mayfair Homes, Inc., d/b/a Atlas-Mayfair by deed from The Nashville Housing Authority of record in Book 4447, page 886, Register's Office for Davidson County, Tennessee.

BOOK 1489 PAGE 207

WD-2

This is { unimproved ( ) / improved (X) } property, known as 409 Neill Avenue (House Number) (Street) Nashville, Tennessee (P. O. Address: City or Town) 37206 (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Calvin M. Winston and wife, Rosa Winston their heirs and assigns, forever.

And I do covenant with the said Calvin M. Winston and wife, Rosa Winston that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And I, Andrew Ewing, Trustee, do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Calvin M. Winston and wife, Rosa Winston, their heirs and assigns against the lawful claims of all persons whomsoever. In so far as I, as Trustee, am authorized so to do, but no further or otherwise.

Witness my hand this 24th day of March, 19 71

Andrew Ewing, Trustee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Betty Pack, a Notary Public in and for said County and State, the within named Andrew Ewing, Trustee 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 24th day of March, 19 71.

Betty Pack, Notary Public.

Commission expires 10-26-71

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared COM 14,950.00, with whom I am personally acquainted, and who, upon oath, acknowledged A* 38.74 self to be ..... of the MAR29'71 PAYEE A* .50 MAR29'71 WDEED A* 3.00 * 42.24, the within named bargainor, a corporation, and that he as such ....., being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by self as .....

Witness my hand and seal, at office in .....,

this ..... day of ....., 19.....

....., Notary Public.

Commission expires .....