This Instrument Was Prepared by
REAU E. FOLK, JR., Attorney
3829 Cleghorn Ave., Nashville, Tenn.

WARRANTY DEED

ATC-165651

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
82-11-7	Mr/ Mrs. William Woodard same as below	Home Federal Savings & Loan L & C Tower Nashville, Tennessee 37219
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO.
20W-14015	508 North Second Avenue	PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF THE COUNTY REFERRED TO BELOW.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

AUG 27 75	CONV	11,600.00			
AUG 27 75	S TAX		A*	30.16	
AUG 27 75	REGFEE		A*	.50	
AUG 27 75	WDEED		A*	4.00	* 34.66

ROBERT K. LEE and wife, PATRICIA G. LEE and BESSIE LEE, a widow

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto WILLIAM WOODARD and wife, CARMEN WOODARD

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 97 and the northerly 20 feet of Lot No. 98, Harris Addition to Edgefield, as of record in Book 21, page 100, described as follows: BEGINNING at a point in the westerly margin of North 2nd Street, at the common corner of Lots 96 and 97; thence with the line between said lots, westerly 136.96 feet, more or less, to the easterly margin of an alley; thence with the same, south 6°16' west 55.13 feet to a point at the beginning of a curve; thence around said curve, southeasterly 23.43 feet to a point in the northerly margin of an alley; thence with said alley, south 83°14' east 121.81 feet to a point in the westerly margin of North 2nd Street; thence with the same, north 6°59' east 70 feet to the point of beginning.

Being the same property conveyed to Robert K. Lee and wife, Patricia G. Lee, by deed from Bessie B. Lee, a widow, as of record in Book 4464, page 402, as to Lot No. 97; and the same property conveyed to E. S. Lee and wife, Bessie Lee, by deed from The Nashville Housing Authority, as of record in Book 3507, page 75, the said E. L. Lee having since died.

This conveyance is made subject to restrictions of record in Book 3368, page 23 and in Book 3507, page 75.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 13th day of August, 1971.

Bessie Lee
Bessie Lee

Robert K. Lee
Robert K. Lee

Patricia G. Lee
Patricia G. Lee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 4532 PAGE 244

Before me, Reau E. Folk, Jr., a Notary Public in and for the State and County aforesaid, personally appeared the within named

Robert K. Lee and wife, Patricia G. Lee

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, the 13th day of August, 1971.

Reau E. Folk Jr.
Notary Public

My commission expires: July 23, 1974.

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, Otis W. Charlton, a Notary Public in and for the State and County aforesaid, personally appeared the within named Bessie Lee

the bargainor(s), with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville Tennessee, this, the 14 day of August, 1971.

Otis W. Charlton
Notary Public

My commission expires: 11-20-72

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $11,600.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF August 19 71

MY COMMISSION EXPIRES: July 23, 1974. Reau E. Folk Jr.
(AFFIX SEAL) Notary Public

WARRANTY DEED
REF: mas

FROM
ROBERT K. LEE AND WIFE,
ET AL

TO
WILLIAM WOODARD AND WIFE

B 28362

IDENTIF. REFERENCE

AUG 27 9 25 AM '71
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

REAU E. FOLK, JR., ATTY.
Nashville, Tennessee

Reau E. Folk Jr.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19___.

My commission expires: _____
Notary Public