BOOK 4540 PAGE 401

Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$19,150.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF September, 1971.

Notary Public

MY COMMISSION EXPIRES: 11/12/72

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Edward Seddon, Attorney — 480 James Robertson Pkwy. Nashville, Tennessee 37219

NAME — ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ernie Eugene Welch Etux (NAME)	Thomas & Hill, Inc. (NAME)	3D 60560
918 Shauna Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 1833 (STREET ADDRESS)	Map 108-1
Nashville, Tenn. 37214 (CITY) (STATE) (P. O. ZIP)	Charleston, West Va. 25327 (CITY) (STATE) (ZIP)	Par. 43

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, Jerry W. Welch Et ux Dorothy J. Welch

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ernie Eugene Welch Et ux Judy A. Welch

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:

BEING Lot No. 12 on the Plan of Malvin Heights Subdivision, as of record in Book 2330, Page 83, Register's Office for said County, Tennessee.

SAID Lot No. 12 fronts 85 feet on the westerly side of Shauna Drive and runs back 183.8 feet on the North line and 193.7 feet on the South line to a dead line, measuring 92 feet thereon.

BEING the same property conveyed to Jerry W. Welch Et ux Dorothy J. Welch by deed from Nathan O. Osborne, Jr. and John G. Osborne by deed of record in Book 3921, Page 256, said register's office.

THIS conveyance is subject to the restrictions of record in Book 2538, Page 156, said Register's office.

This is {unimproved / improved (X)} property, known as 918 Shauna Drive, Nashville, Tennessee 37214
(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 27th day of September, 19 71

Jerry W. Welch

Dorothy J. Welch

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STATE OF TENNESSEE
~~XXXXXX~~County of Cumberland

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jerry W. Welch Et ux Dorothy J. Welch

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 Crossville, Tennessee, this 25th day of September 19 71

Commission expires May 8, 1974

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) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) 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
JERRY W. WELCH ET UX
DOROTHY J. WELCH

TO
ERNIE EUGENE WELCH ET UX
JUDY A. WELCH

B 32197

IDENTIF. REFERENCE

SEP 28 12 19 PM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

SEP 28 71	CONV	19,150.00			
SEP 28 71	S'TAX		A*	49.66	
SEP 28 71	PR'FEE		A*	.50	
SEP 28 71	W'DEED		A*	4.00	* 54.16

Edward Seldon
Attorney-at-Law
480 James Robertson Parkway
Nashville, Tennessee 37219