BOOK 4590 PAGE 534

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 19,000.00

Johnnie R Brooks
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF April 1972

Notary Public

MY COMMISSION EXPIRES: 11/8/75

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
J. J. Foley, Jr., Attorney, 521 Stahlman Building, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Johnnie R. Brooks et ux (NAME)	THE LOMAS & NETTLETON COMPANY (NAME)	4D 0015
208 Dodson Chapel Road (STREET ADDRESS OR ROUTE NUMBER)	24th Floor, L & C Tower (STREET ADDRESS)	Map 86-2
Hermitage, Tennessee 37076 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (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, Evelyn A. Goddard, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Johnnie R. Brooks and wife, Teresia A. Brooks

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. 81 on the Plan of Dodson Heights, as of record in Book 2900, page 113, Register's Office for said County.

SAID Lot No. 81 is described as follows: beginning at an iron pin in the southerly margin of Dodson Chapel Road, the common front corners of Lots Nos. 80 and 81; thence with the line between said lots, southerly 94.4 feet to a concrete monument at the common rear corners of Lots 80, 81 and 82; thence with the line between Lots Nos. 81 and 82, southwesterly 98.0 feet to an iron pin in the easterly margin of Cortez Court; thence with said margin of Cortez Court northwardly 75.0 feet to a concrete monument; thence continuing with said margin of said Court, northwardly 37.1 feet to a concrete monument at the beginning of a curve having a radius of 25 feet; thence with said curve northeastwardly 39.27 feet to a concrete monument in the southerly margin of Dodson Chapel Road; thence with said margin of said Road, eastwardly 80.0 feet to the point of beginning.

BEING the same property conveyed to Evelyn A. Goddard, unmarried, by deed from Rachel S. Edmonds, unmarried, of record in Book 4503, page 676, Register's office for Davidson County, Tennessee.

This conveyance is subject to restrictive covenants of record in Book 3161, page 279 and Book 3130, page 623, Register's Office for said County; easements and setback lines as set forth on the above plan of record; and taxes for the year 1972 which have been prorated and assumed by the Grantees herein.

This is unimproved ( ) improved (X) property, known as 208 Dodson Chapel Road, Hermitage, Tennessee 37076
(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 6th day of April, 1972

Evelyn A. Goddard
Evelyn A. Goddard

BOOK 4590 PAGE 535

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Evelyn A. Goddard

the bargainor, 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 6th day of April 19 72

Commission expires August 11, 1975

Mrs Jane Ann Spivey
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 (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
EVELYN A. GODDARD, unmarried

TO
JOHNNIE R. BROOKS, ET UX

B 54870

IDENTIF. REFERENCE

APR 7 8 25 AM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

Ruth R. Brooks
Johnnie R. Brooks
3030 Englewood Ln
Nashville, Tenn 37207

APR-7[illegible] CONV 19,000.00
APR-7[illegible] TAX A* 49.40
APR-7[illegible] FEE A* .50
APR-7[illegible] DEED A* 4.00 * 53.90