Buyer: Brady H. Wyatt
538 Wanda Dr.
Nashville, Tenn 37210

Tax bills Same

BOOK 4611 PAGE 719

95-14
67
Rec

PREPARED BY IRA C. ATKINS
ATTORNEY · AT · LAW
DOVER, TENNESSEE

FOR A VALUABLE CONSIDERATION, cash in hand paid, receipt of which is hereby acknowledged and the further consideration of the assumption by the Grantees herein of the balance due on a purchase money note in the original sum of $12,400.00, with the conditions and restrictions attendant thereto, as secured by a deed of trust executed by the Grantor herein to ALBERT WILLIAM JOHNSON, TRUSTEE, dated March 11, 1966, and shown of record in the Register's Office of Davidson County, Tennessee in Deed of Trust Book 3996, page 115 to which reference is hereby made, I, EDWARD L. WYATT, an unmarried person, have this day bargained and sold, and by these presents do hereby transfer and convey unto BRADY H. WYATT and wife, PATRICIA WYATT, as tenants by the entirety, their heirs and assigns, a certain tract or parcel of land located and being situated in Davidson County, Tennessee being lot No. 27 on the Map of Elm Hill Acres, Section I, as of record in book 2331, pages 67 and 68, Registers Office for said County, and more particularly bounded and described as follows:—

> Said Lot no. 27 begins at a point in the southerly margin of Jade Drive, the common front corner of lots Nos. 26 and 27; thence southerly 125 feet to a point, the common rear corner of lots Nos. 27 and 28; thence easterly 140 feet to a point in the westerly margin of Wanda Drive, the common front corner of lots Nos. 27 and 28; thence northerly along the margin of said Drive 105 feet to a point, the beginning of a curve; thence 31.42 feet around said curve having a radius of 20 feet to a point in the southerly margin of Jade Drive; thence westerly 120 feet along said Drive to the point of beginning.
>
> The above being the same land conveyed to EDWARD L. WYATT, and executed by FREDA U. BRUNER, by deed dated March 11, 1966, and recorded in the Register's office of Davidson County, Tennessee in Deed Book 3996 page, 114.

TO HAVE AND TO HOLD said land unto the said BRADY H. WYATT and wife, PATRICIA WYATT, as tenants by the entirety, their heirs and assigns forever. I covenant with them that I am lawfully seized

and possessed of said land, have a good and lawful right to sell and convey same and that it is unencumbered. I further covenant that I will bind myself, heirs, and legal representatives to forever warrant and defend the title to said land against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, I have set my hand on this the 5th day of June, 1972.

Edward L. Wyatt
EDWARD L. WYATT

B64095

IDENTIF. REFERENCE

JUN 16 PM '72
FELIX E. WILSON REGISTER
DAVIDSON COUNTY, TENN.

JUN 19 72 CONV 13,500.00
JUN 19 72 S'TAX A* 35.10
JUN 19 72 PR'FEE A* .50
JUN 19 72 W'DEED A* 4.00 * 39.60

STATE OF TENNESSEE
COUNTY OF DAVIDSON

PERSONALLY appeared before me, the undersigned, a Notary Public in and for the above aforesaid State and County, Edward L. Wyatt, the within named bargainor, with whom I am personally acquainted and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and Notarial Seal at office, on this the 5th day of June, 1972.

W. W. Lipt J
Notary Public

SEAL

My Commission Expires JUL 4 1973

I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater, is $13,500.00. Affiant Brady H. Wyatt
Subscribed and sworn to before me this 19th day of June 1972
Deputy Register J. Head