BOOK 4647 PAGE 931

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $14,000.00

F.R. Edison II
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF October 1972.

Union D. Rutland
Notary Public

MY COMMISSION EXPIRES: My Commission Expires APRIL 21, 1973

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
DENNEY, LACKEY, CHERNAU & CASTLEMAN, 218 3rd Ave. No. Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. & Mrs. F. R. Edison (NAME)	Fidelity Federal Savings & (NAME) Loan Assn.	
(STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	26-9
(CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	69 pw

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, C. L. Nixon, Sr. and wife, Elizabeth L. Nixon,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO F. R. EDISON AND WIFE, JUDITH ANN EDISON

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 part of Lot No. 50 on the Plan of Goodlettsville Heights, Section II, as of record in Book 1424, pages 120 and 121, Register's Office for said County.

Said part of said lot fronts 65 feet on the southeasterly side of Moss Trail Road, as measured around a slight curve, and extends back 295.4 feet on the northeasterly line and 326.8 feet on the southwesterly line, to a line in the rear on which it has a bearing of north 35° 44' east 138 feet.

Being the same property conveyed to C. L. Nixon, Sr. and wife, Elizabeth L. Nixon, by deed from Everett D. Rice and wife, Nellie A. Rice, of record in Book 4245, page 141, said Register's Office.

This conveyance is made subject to restrictions of record in Book 1783, page 35, and easements, setback lines, conditions of owner's certificatee, etc., as shown on plan of record in Book 1424, pages 120 and 121; and to easement to City of Goodlettsville for sanitary sewer, of record in Book 4468, page 484, said Register's Office.

This is unimproved ( ) improved (X) property, known as 431 Moss Trail, Goodlettsville, Tennessee
(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 16th day of October, 19 72

C. L. Nixon Sr.

Elizabeth L. Nixon

STATE OF TENNESSEE
Davidson County

BOOK 4647 PAGE 932

Personally appeared before me, Frank A. Davis, a Notary Public in and for said County and State, the within named C. L. Nixon, Sr. and wife, Elizabeth L. Nixon,

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 16 day of October, 19 72

Commission expires My Commission Expires Nov. 19, 1975

Frank A. Davis
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

070,924-7

WARRANTY DEED

FROM

C. L. NIXON, SR. AND WIFE,

TO

ELIZABETH L. NIXON

TO

F. R. EDISON AND WIFE,

JUDITH ANN EDISON

FIDELITY FEDERAL TITLE INSURANCE AND ESCROW CO.

B 8 0 6 8 9

IDENTIF. REFERENCE

OCT 19 10 33 AM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OCT 19 72	CONV	14,000.00		
OCT 19 72	S'TAX		A* 36.40	
OCT 19 72	PR'FEE		A* 50	
OCT 19 72	W'DEED		A* 4.00	* 40.90