BOOK 4649 PAGE 490

This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM
Ben Merritt Et Ux

TO
W. C. Cunningham Et Ux

Return to
~~THIS RECORDED THREE COPY OF INSTRUMENT~~
ENTREKIN, JOHNSON & HOLLAND
PARKWAY TOWERS BLDG.
NASHVILLE, TENNESSEE 37219

For draftsman's use

This Instrument Prepared By
CLYDE PAUL HOLLAND
Parkway Towers
Nashville, Tenn. 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
W. C. Cunningham (NAME)	First and Mid-South Mortgage Co. (NAME)	
540 St. Paul Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2568 (STREET ADDRESS)	75-2
Nashville, Tenn 37214 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	97

(FOR REGISTER'S USE)

IDENTIF. REFERENCE

Oct 25 10 59 AM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$27,300.00 W C Cunningham
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 22nd DAY OF September, 1972

Clyde P Holland
Notary Public

MY COMMISSION EXPIRES: 5-17-75

(AFFIX SEAL)

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

B 8 1 4 4 6

For and in Consideration of the sum of ----------TEN AND NO/100----------

----------($10.00)---------- DOLLARS cash in hand paid by W. C. CUNNINGHAM and wife, STELLA W. CUNNINGHAM, and other good and valuable considerations, receipt of which is hereby acknowleged,

BEN MERRITT and wife, BONNIE R. MERRITT

have bargained and sold, and by these presents do transfer and convey unto the said

W. C. CUNNINGHAM and wife, STELLA W. CUNNINGHAM

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. 421 on the Plan of Tulip Grove Section Six, of record in Book 4460, page 19, Register's Office for said County.

SAID Lot No. 421 has frontages of 155.66 feet on the westerly margin of St. Paul Drive and 110.0 feet on the northeasterly margin of Augusta Drive connected by a curved line with radius 25.0 feet and length 39.27 feet at the northwesterly corner of the intersection of said Drives, and runs back between converging lines 108.49 feet on the northerly line and 107.24 feet on the northwesterly line to a point at the rear.

BEING part of the same property conveyed to Ben Merritt and wife, Bonnie R. Merritt by deed from Miller Kimbrough, Trustee of record in Book 4541, page 231 and by deed from John A. Hubbard, Trustee of record in Book 4611, page 815, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the plan of record which shows an owners certificate, a 30-foot minimum building setback line from Augusta Drive and from St. Paul Drive and a 10-foot easement for Public utility purposes along the northerly and northwesterly lines of said lot; restrictive covenants of record in Book 4511, page 994, Register's Office for said County.

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This is unimproved ( ) improved (X) property, known as 540 St. Paul Drive (House Number) (Street) Nashville P. O. Address: (City or Town) 37214 (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said W. C. CUNNINGHAM and wife, STELLA W. CUNNINGHAM their heirs and assigns, forever.

And we do covenant with the said W. C. CUNNINGHAM and wife, STELLA W. CUNNINGHAM 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. , except as of record.

And we, Ben Merritt and wife, Bonnie R. Merritt do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said W. C. CUNNINGHAM and wife, STELLA W. CUNNINGHAM, their heirs and assigns against the lawful claims of all persons whomsoever.

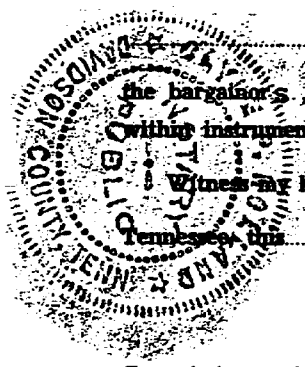
Witness our hands this 22nd day of September, 1972

Ben Merritt
BEN MERRITT

Bonnie R. Merritt
BONNIE R. MERRITT

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ben Merritt and wife, Bonnie R. Merritt



the bargainors, 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 22nd day of September, 19 72

Clyde P. Holland, Notary Public.

Commission expires 5-12-74

OCT 25 CONV 27,300.00
STATE OF TENNESSEE OCT 25 S TAX A* 70.98
COUNTY OF DAVIDSON OCT 25 PTFEE A* .50
OCT 25 MTGFEE A* 4.00 75.48

Before me, ... Notary Public of the State and County aforesaid, personally appeared .....

with whom I am personally acquainted, and who, upon oath, acknowledged self to be ..... of the .....

the within named bargainor, a corporation, and that he as such ....., being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by self as .....

Witness my hand and seal, at office in ....., this ..... day of ....., 19.....

....., Notary Public.

Commission expires .....