FORM NO. WD-1

BOOK 4681 PAGE 848

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 23414.48

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF February 1973.

Notary Public

MY COMMISSION EXPIRES: Aug. 2, 1976

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Tom G. Coleman, Jr., Atty., 1623 Parkway Towers, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Philip S. Patterson, etux (NAME)	First Federal Savings & Loan (NAME)	Map 33-12
437 Janette Avenue (STREET ADDRESS OR ROUTE NUMBER)	236 4th Avenue North (STREET ADDRESS)	Par 135
Goodlettsville, Tenn. (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	GO-6696

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, Louis Nastasi and wife, Naomi Nastasi

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Philip S. Patterson and wife, Sandra K. Patterson

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. 69 on the Plan of Gateway Subdivision, Section I, as of record in Book 3300, Pages 39 and 40, Register's Office for said County.

Said Lot No. 69 fronts 80 feet on the southerly side of Janette Avenue and extends back 156.6 feet more or less on the easterly line and 160.3 feet more or less on the westerly line, to Dry Creek on which it measures 82 feet, more or less thereon.

Being the same property conveyed to Louis Nastasi etux, Naomi Nastasi, by deed from Steve W. Brady, etux, Martha V. Brady, of record in Book 4636, Page 300, Register's Office for Davidson County, Tennessee.

It is agreed and understood that the above named grantees assume and agree to pay the remaining unpaid balance on a deed of trust of record in Book 4631, Page 365, said Register's Office.

This instrument is made subject to restrictive covenants of record in Book 3344, Page 582; Book 3370, Page 121; Book 3398, Page 438; and Book 3375, Page 249, said Register's Office. This instrument is also made subject to the Plan of record in Book 3300, Page 39, said Register's Office.

This is unimproved ( ) improved (X) property, known as 437 (House Number) Janette Avenue (Street) Goodlettsville (P. O. Address), Tennessee (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 hands this 16th day of February, 1973

Louis Nastasi

Naomi Nastasi

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Jm D. Coleman, a Notary Public in and for said County and State, the within named Louis Nastasi and wife, Naomi Nastasi

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 office in Nashville, Tennessee, this 16th day of February 19 73

Commission expires Aug. 2, 1976

Jm D. Coleman
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

TO

B 9 5 1 8 9

IDENTIF. REFERENCE

FEB 20 9 59 AM '73

REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

FEB20 73	CONV	23,414.48				
FEB20 73	S'TAX		A*	60.84		
FEB20 73	PR'FEE		A*	.50		
FEB20 73	W'DEED		A*	4.00	*	65.34