WARRANTY DEED

BOOK 4684 PAGE 122

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
H.J. Willett, et ux (NAME)	First Federal Savings & Loan (NAME)	18 -15 7
526 Moncrief Avenue (STREET ADDRESS OR ROUTE NUMBER)	236 4th Avenue, North (STREET ADDRESS)	
Goodlettsville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	ay

FOR AND IN CONSIDERATION of the sum of ONE THOUSAND EIGHT HUNDRED ($1,800.00) *Dollars,*
cash in hand paid, and other good and valuable considerations, receipt of which is hereby acknowledged, including the assumption by the Grantees of the balance in the amount of $18,655.59 payable to First Federal Savings & Loan Association

We, Johnny J. Shadowens and wife, Edna L. Shadowens

have this day bargained and sold, and do hereby transfer and convey unto the said H. J. Willett and wife, Lois Willett their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being Lot No. 74 of the second revision of the Moncrief Subdivision of the north part of the Allen Mathes lands at Goodlettsville, according to a survey made March 3, 1953, by Stephen A.Draper, Surveyor.

Said Lot No.74 fronts 110.6 feet on the west side of Moncrief Avenue and runs back between parallel lines south 61° 46' west 966 feet on the north line and 1,014.9 feet on the south line and shows 100 feet on the rear line.

Being the same property conveyed ty Johnny J. Shadowens and wife, Edna L. Shadowens by deed from James C. Barlow, Jr. and wife, Constance C. Barlow of record in Book 4638, page 390, Register's Office for Davidson County,Tennessee.

Stipulation: The livingroom & dining room drapes, an air conditioner (window) and the venetian blinds are to stay with the property.

$3.30 M

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $20,455.59

Subscribed and sworn to before me, this the 27 day of Feb 1973

My commission expires Aug. 19, 1974

Affiant: X H.J. Willett

Notary Public: Thomas B Rowan Jr.

(Affix Seal)

This is improved ( ) unimproved ( ) property, known as 526 Moncrief Avenue Goodlettsville
(House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said H. J. Willett and wife, Lois Willett their *(successors), heirs and assigns forever.* We *covenant that* we *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered,* except for the taxes for 1973 which are assumed by the Grantees & are payable thru Escrow Account of Grantors which Escrow Account is transferred to Grantees *and that* We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* H. J. Willett and wife, Lois Willett their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our hand s this 26th day of February, 1973 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

x Johnny J Shadowens — Johnny J. Shadowens

x Edna L Shadowens — Edna L. Shadowens

STATE OF ~~TENNESSEE~~ }
COUNTY OF ~~DAVIDSON~~ }

Personally appeared before me, Judy B. McWhirter, a Notary Public in and for said County and State, Johnny J. Shadowens and wife, Edna L. Shadowens

the within named 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 ~~Tennessee~~ this 26th day of February, 19 73.

My commission expires August 23, 1976 Judy B. McWhirter Notary Public

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, _____, a 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 _____

WARRANTY DEED

FROM

~~Johnny J. Shadowens, et ux~~
TO
H. J. Willett, et ux

THIS INSTRUMENT WAS PREPARED BY:

C. Edward Coomer, Attorney
15th Floor, Third National
Bank Bldg.
Nashville, TN 37219

396284

IDENTIF. REFERENCE

Compliments of

FEB 27 11 37 AM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

FEB27	CONV	20,455.59				
FEB27	S'TAX		A*	53.30		
FEB27	PR'FEE		A*	.50		
FEB27	W'DEED		A*	4.00	*	57.80