ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
(NAME)	First Federal (NAME) Union at Fourth	52-2
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS) Nashville, Tennessee 37219	180 pm
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of Ten and no/100 ($10.00) ---------- DOLLARS

Cash in hand paid and other good and valuable considerations, receipt of which is hereby acknowledged, we;

CHARLES WILLIAM RIGGINS, JR. AND WIFE, DOROTHY M. RIGGINS

have bargained and sold, and by these presents do transfer and convey unto the said PHILLIP C. ANDERSON AND WIFE, JENNIFER B. ANDERSON

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 37 of Block "A" on the Revised Map of Rainbow Terrace Subdivision of record in Book 1130, page 85, Register's Office for said County.

Said Lot No. 37 fronts 100 feet on the southerly side of Blackstone Avenue and runs back between parallel lines 190 feet to a dead line.

Being the same property conveyed to Charles William Riggins, Jr. and wife, Dorothy M. Riggins, by deed from Horace Tidwell and wife, as of record in Book 2485, page 553, said Register's Office.

This conveyance is subject to easements, restrictions, setback lines and taxes for 1973 applicable to said property.

MAY30	CONV	18,500.00			
MAY30	S TAX		A*	48.10	
MAY30	PRFEE		A*	.50	
MAY30	WDEED		A*	4.00	* 52.60

This is improved (X) / unimproved ( ) property, known as 708 Blackstone Avenue, Madison, Tennessee
(House Number) (Street)

(P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 25th day of May, 19 73

Charles William Riggins Jr.
CHARLES WILLIAM RIGGINS, JR.

Dorothy M. Riggins
DOROTHY M. RIGGINS

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Sanford A. Cunningham, III, a Notary Public in and for said County and State, the within named CHARLES WILLIAM RIGGINS, JR. AND WIFE, DOROTHY M. RIGGINS

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, Tn. this 25th day of May, 19 73

My commission expires Oct. 5, 1975 Notary Public Sanford A Cunningham III

STATE OF TENNESSEE
COUNTY OF

Before me, , a Notary Public of the State and County aforesaid, personally appeared and , with whom I am personally acquainted, and who, upon oath, acknowledged to be and respectively of the , the within named bargainor, a corporation, and that as such and , being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in , this day of , 19

Notary Public

Commission expires

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 18,500.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Phillip C Anderson

Sworn to and subscribed before me
this 25th day of May, 19 73

My commission expires Oct. 5, 1975 Notary Public Sanford A Cunningham III

This instrument was prepared by:

This instrument prepared by

Name STEPHENSON, LAWTON HOLMAN Address

First Federal Building
Nashville, Tennessee 37219

Phillip C. Anderson
708 Blackstone Ave
Madison, Tn. 37115

18,500.00
WARRANTY DEED
FROM
CHARLES WILLIAM RIGGINS, JR AND WIFE, DOROTHY M. RIGGINS
TO
PHILLIP C. ANDERSON AND WIFE, JENNIFER B. ANDERSON

C 0 8 7 5 4

IDENTIF. REFERENCE

MAY 30 3 11 PM '73
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Tennessee Title Office of
Pioneer National Title Insurance Company
Suite 2114 — Parkway Towers
404 James Robertson Parkway
NASHVILLE, TENNESSEE 37219
Phone 259-2290

4-M 1968 KEMSEY REV. 4/1/70