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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 49,950.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF June 19 73

Notary Public

MY COMMISSION EXPIRES: Nov 8 1974

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Jonathan J. Foley, Jr., Attorney, 521 Stahlman Building, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Melvin G. Talbert, et ux (NAME)	SAME (NAME)	
Fleetwood Dr. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Map 102-8
Nashville Tenn. (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	Par 103

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, J. Douglas Wright, Jr., and wife, Joan Wright

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Melvin G. Talbert and wife, Ethelou Talbert

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. 300 on the Plan of Horton Heights, Section H, as of record in Book 3600, page 100, Register's Office for said County.

SAID Lot No. 300 fronts 112.10 feet on the westerly margin of Fleetwood Drive, and extends back 251.4 feet on the northerly line and 306.8 feet on the southerly line, to a broken line in the rear, measuring 207.70 feet thereon.

BEING the same property conveyed to J. Douglas Wright, Jr., by deed from Thomas C. Summers, Trustee, of record in Book 4553, page 328, Register's Office for Davidson County, Tennessee. The said Joan Wright, wife of the above-named J. Douglas Wright, Jr., hereby joins in this conveyance for the express purpose of releasing any and all rights she may have in and to the above-described property.

This conveyance is subject to restrictive covenants of record in Book 3686, page 740, Register's Office for said County; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantees herein.

This is unimproved ( ) improved (XX) property, known as Fleetwood Drive,
(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 1st day of June, 19 73

J. Douglas Wright, Jr.

Joan Wright

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named J. Douglas Wright, Jr., and wife, Joan Wright

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 1st day of June 1973

Commission expires Dec. 8, 1975

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

Return To:
John W. Murphree Company
1283 Murfreesboro Road, Nashville, Tenn.
37217

WARRANTY DEED

FROM J. DOUGLAS WRIGHT, JR., ET UX

TO MELVIN G. TALBERT, ET UX

C 10250

IDENTIF. REFERENCE

JUN 8 10 54 AM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JUN-8	CONV	49,950.00			
JUN-8	STAX		A*	129.74	
JUN-8	PRFEE		A*	.50	
JUN-8	WDEED		A*	4.00	* 134.24