FORM NO. WD-1

BOOK 1729 PAGE 427

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $2,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF July 1973

Notary Public

MY COMMISSION EXPIRES: Dep Register

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

H. Philip Sadler, Attorney, 2623 Lebanon Rd., Donelson, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. & Mrs. Leonard Sanford (NAME)	(NAME)	64-9
1610 Boardwalk Ct (STREET ADDRESS OR ROUTE NUMBER)	Same (STREET ADDRESS)	P/O 106 pw
Old Hickory, Tenn. 37138 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND V UABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, I, Virtrue Donaldson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Leonard B. Sanford and wife, Mary Jo Sanford

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 the 4th Civil District of Davidson County, Tennessee, being the west portion of Lot No. 9 and the southwest portion of Lot No. 10 on the Plan of Berryville, Block 5, as of record in Plat Book 421, page 117, in the Register's Office for Davidson County, Tennessee and described according to a survey thereof by Wayne S. Cooper, Sr., Surveyor, on June 23, 1973 as follows:

Beginning at a point, being the southwest corner of said Lot No. 9 and at the intersection of Sixth Street and Old Hickory Boulevard and thence; N. 6° 47' W. 143.5 feet with the margin of Old Hickory Boulevard to a point; thence N. 83° 05' 37" E. 158.26 feet to a point; thence 5° 48' E. 110 feet to a point in the northerly margin of Sixth Street; thence with said margin S. 71° W. 160 feet to the beginning and containing 0.457 acres more or less.

Being part of the same property conveyed to Ebb Donaldson (now deceased) and wife, Virtrue Donaldson of record in Book 667, page 46 in the Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved ( ) property, known as _____ (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 my hand this 11 day of July, 1973

X Virtrue Donaldson

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Virtrue Donaldson

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 11 day of July 1973

Commission expires 3/18/74

H. Philip Stadler
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 VIRTRUE DONALDSON

TO LEONARD B. SANFORD ET UX

C 1 5 9 6 7

IDENTIF. REFERENCE

JUL 19 2 13 PM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JUL 19	CONV	*2,000.00			
JUL 19	S TAX		A*	5.20	
JUL 19	PR FEE		A*	.50	
JUL 19	M DEED		A*	4.00	* 9.70