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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 $ 120,500.00

Ronald E. Styers
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF July 19 73

Patsy A. Rath
Notary Public

MY COMMISSION EXPIRES: 5-10-75

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Harold Reeves, Attorney, 2807 Nolensville Road Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ronald E. Styers (NAME)	Thomas & Hill, Inc. (NAME)	
251 Townes Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 1833 (STREET ADDRESS)	162-6
NashvilleTenn. 37211 (CITY) (STATE) (P. O. ZIP)	Charleston, W. Va. 25327 (CITY) (STATE) (ZIP)	223 PW

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, Gardner Construction Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ronald E. Styers et ux Nancy H.

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:

BEING Lot No 125 on the Plan of Fair Oaks Subdivision, section 2, of record in Book 4460, Page 52, Register's Office, Davidson County, Tennessee.

SAID Lot No 125 fronts 83.00 feet on the southerly side of Townes Drive, and runs back 154.81 feet on the westerly sideline, and 147.00 feet on the easterly sideline, and measures 65.70 feet across the rear lot line.

BEING the same property conveyed to Gardner Construction Co., Inc., by Warranty Deed from Jones Enterprises, Inc., of record in Book 4643, Page 378, Said Register's Office.

THIS conveyance is subject to restrictive covenants of record in Book 4556, page 718, Said Register's Office.

This is (unimproved) (improved) (x) property, known as 251 Townes Drive, Nashville, Tennessee 37211
(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 23rd day of July, 19 73

Robert Ray Gardner, Pres.
Gardner Construction Co., Inc.

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STATE OF TENNESSEE
Davidson County

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

the bargainor___, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19___.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Robert Ray Gardner and xxx (his oath) (himself) with whom I am personally acquainted and who upon (their several oaths) acknowledged (~~themselves~~) to be the president and xxx respectively of the Gardner Construction Company the within named bargainor, a corporation, and that (he) (they) as such president and xxx, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Robert Ray Gardner as such president, and attesting the same by the said xxx as such xxx

Witness my hand and official seal at office at Nashville on this the 23rd day of July, 19 73

My commission expires 5-10-75

Patsy A. Rath
Notary Public

Patsy A. Rath

WARRANTY DEED

FROM

TO

C 1 7 1 0 8

IDENTIF. REFERENCE

JUL 27 10 45 AM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

File Copy

JUL27	CONV	20,500.00				
JUL27	S'TAX		A*	53.30		
JUL27	PR'FEE		A*	.50		
JUL27	W'DEED		A*	4.00	*	57.80