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FORM NO. WD-1

This instrument is prepared based on information furnished by Grantor.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $13,000.00

Laura R. Bates
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF May, 1973.

Notary Public

MY COMMISSION EXPIRES: 4/12/75

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Harry S. Lester, Atty., 214 3rd Avenue North, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Frances L. Wells (NAME)	Dobson & Johnson (NAME)	52-9-57
1130 Peter Pan (STREET ADDRESS OR ROUTE NUMBER)	311 Plus Park Blvd. (STREET ADDRESS)	11D-68660
Nashville, Tenn. (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (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 VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Laura R. Bates, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Frances L. Wells, to her sole and separate estate, free from the claims of all past, present, or future husbands with full power to sell, mortgage, transfer or otherwise convey without the joinder of same.

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. 9 on the Map of the Subdivision of Lots Nos. 20, 21, and 25, Montague Subdivision, as of record in Book 843, page 79, Register's Office for said County.

Said Lot No. 9 fronts 94 feet on the westerly side of Peter Pan Street and runs back between parallel lines 125 feet to a dead line.

Being the same property conveyed to Laura R. Bates, unmarried, by deed from Daisy M. Beasley, of record in Book 4229, page 257, Register's Office for Davidson County, Tennessee.

It is agreed and understood that the above named grantee assumes and agrees to pay the remaining unpaid balance on a Deed of Trust of record in Book_____, Page_____, said Register's Office, being collected by Dobson & Johnson.

This is unimproved ( ) improved (X) property, known as 1130 (House Number) Peter Pan (Street) Nashville, Tennessee (P. O. Address) (City or Town) 37115 (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_____ hand____ this 1 day of May, 1973

Laura R. Bates

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, Carolyn C. Lashley, a Notary Public in and for said County and State, the within named Laura R. Bates, unmarried

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 1 day of May 1973

Commission expires 11/12/75

Carolyn C. Lashley
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 Laura R. Bates

TO Frances L. Wells

C 19925

IDENTIF. REFERENCE

AUG 16 12 58 PM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

AUG 16	CONV	13,000.00			
AUG 16	S TAX		A*	33.80	
AUG 16	RF FEE		A*	.50	
AUG 16	W DEED		A*	4.00	* 38.30