BOOK 4749 PAGE 554

FORM NO. WD-1

THIS INSTRUMENT PREPARED BY:

W. E. WEEMS, II
Attorney at Law
3310 Lebanon Road Building
Hermitage, Tennessee 37076

mail to

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 35,900.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF September, 1973

Notary Public

MY COMMISSION EXPIRES: 2-25-77

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William U. Elliott, et ux (NAME)	(NAME)	4D-24611
4538 Baton Rouge Dr. (STREET ADDRESS OR ROUTE NUMBER)	S A M E (STREET ADDRESS)	75-4
Hermitage, Tenn. 37076 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	55

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, RICHARD W. KNERR AND WIFE, MARGARET H. KNERR,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO WILLIAM U. ELLIOTT AND WIFE, La WANDA ELLIOTT

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. 289 on the Plan of Tulip Grove, Section 5, as of record in Book 4175, page 71,, said Register's Office.

Said Lot front 106 feet on the westerly side of Baton Rouge Drive and extends back 163.28 feet on the northerly line and 160.7 feet on the southerly line, to a dead line and measures 92.91 feet thereon.

Being the same property conveyed to Richard W. Knerr and wife, Margaret H. Knerr by deed from Gerald O. Dickson and wife, Deborah L. Dickson, of record in Book 4642, page 968, Register's Office for Davidson County, Tennessee.

This conveyance is subject to setback lines, easements, encumbrances, encroachments and restrictions as of record in Book 4349, page 112 and Book 4367, page 936, said Register's Office.

unimproved ( )
This is improved (X) property, known as 4538 Baton Rouge Drive, Hermitage, Tennessee 37076
(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 21st day of September, 1973

RICHARD W. KNERR

MARGARET H. KNERR

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named RICHARD W. KNERR AND WIFE, MARGARET H. KNERR

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 Hermitage, Tennessee, this 21st day of September 19 73.

Commission expires 2-5-77

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

RICHARD W. KNERR, ET UX

TO

WILLIAM U. ELLIOTT, ET UX

C 2 5 2 3 6

IDENTIF. REFERENCE

SEP 25 12 55 PM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

SEP25	CONV	35,900.00				
SEP25	S'TAX		A*	93.34		
SEP25	PR'FEE		A*	.50		
SEP25	R'DEED		A*	4.00	*	97.84