WARRANTY DEED

BOOK 4749 PAGE 947

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Dennis O. Powers et ux (NAME)	Noel Palmer Mgt. Comp (NAME)	
296 Ash Grove Drive (STREET ADDRESS OR ROUTE NUMBER)	402 Stahlman Building (STREET ADDRESS)	161-E
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville (CITY) (ZONE) TENN. (STATE)	94 PW

FOR AND IN CONSIDERATION of the sum of Twenty Four Thousand Five Hundred and no/100----------[$24,500.00]---------- *Dollars,*

cash in hand paid by Dennis O. Powers and wife, Rethea W. Powers, the receipt of which is hereby acknowledged,

We, Jeff D. Wallace and wife, Eunice W. Wallace,

have this day bargained and sold, and do hereby transfer and convey unto the said Dennis O. Powers and wife, Rethea W. Powers, their

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 135 on the Plan of Southwood as of record in Book 2663, page 126, Register's Office for said County.
Said Lot No. 135 fronts 100 feet on the north side of Ash Grove Drive and runs back 321.41 feet on the east line and 150 feet on the west line to a dead line in the rear, on which it measures 204.50 feet.

Being the same property conveyed to Jeff D. Wallace and wife, Eunice W. Wallace, by deed from Howard Gardner and wife, Alleen P. Gardner, of record in Book 3882, page 642, Register's Office for Said County.

This Instrument Was Prepared By
Denny W. Pedigo (RD)
Of The Law Firm Pedigo & Sair
Stahlman Building: Nashville, T

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 24,500.00

Subscribed and sworn to before me, this the 21st day of Sept. 19 73

Affiant Dennis O. Powers

My commission expires: 4/25/76 (Affix Seal)

Notary Public Mary Ennis

This is unimproved ( ) improved (X) property, known as 296 Ash Grove Drive (House Number) (Street) Nashville, Tennessee P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Dennis O. Powers and wife, Rethea W. Powers, their *(successors), heirs and assigns forever.* We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Dennis O. Powers and wife, Rethea W. Powers, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 21st *day of* September, 19 73 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Jeff D Wallace

Eunice W. Wallace

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary E. Neary, a Notary Public in and for said County and State, Jeff D. Wallace and wife, Eunice W. Wallace

the within named bargainor.S., with whom I am personally acquainted, and who acknowledged that they executed the within instrumcnt for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 21st day of September, 19 73.

Mary E. Neary Notary Public

Commission expires 4/25/76

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared ....., with whom I am personally acquainted, and who, upon oath, acknowledged ....self to be ....of the....., the within named bargainor, a corporation, and that ....he as such....., being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by ....self as.....

Witness my hand and seal, at office in....., this.....day of....., 19.....

.....Notary Public

Commission expires.....

WARRANTY DEED

FROM

JEFF D. WALLACE ET UX

TO

DENNIS O. POWERS

21654

PLEASE RETURN TO
CHICAGO TITLE INS. CO.
AMERICAN TRUST BLDG.
NASHVILLE, TENN. 37201

C 2 5 4 1 7

IDENTIF. REFERENCE

SEP 26 1 04 PM 73

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

Guaranty Title

Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2650
NASHVILLE, TENNESSEE

SEP 26 73	CONV	24,500.00				
SEP 26 73	S'TAX		A*	63.70		
SEP 26 73	PB'FEE		A*	.50		
SEP 26 73	W'DEED		A*	4.00	*	68.20