BOOK 4773 PAGE 394 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 65.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES: 2-9-75

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Johnson & Edwards, Attorneys, 600 Stahlman Bldg., Nashville, Tenn. 37201.

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James Coleman & C.. R. Hesson	same	
(NAME)	(NAME)	
414 Bass St		15-16
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	102
Goodlettsville Tenn 37072		
(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 VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, and the assuming of a Deed of Trust of record in Book 4650, page 74, and a second D/T of record in Book 4573, page 520, both R.O.D.C., Tenn., payable to the Bank of Goodlettsville, Goodlettsville, Tenn. We, Joe T. Staggs and wife, Nita Ann Staggs HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James Coleman and C. R. Hesson

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 10th Civil District of Davidson County, Tennessee,

BEING Lot No. 15 of the James M. Phipps' addition to Goodlettsville, being a subdivision of the Capt. Bass Old Home Place, as per survey of Erle Drake, County Surveyor, as recorded in Book 547, page 151, Register's Office for Davidson County, Tennessee.

Said Lot No. 15 fronts 50 feet on the west margin of Bass Avenue, and runs back between parallel lines 165 feet to an alley.

Being the same property conveyed to Joe T. Staggs and wife, Nita Ann Staggs, by deed from Mildred W. Ragan (a widow), of record in Book 4497, page 290, Register's Office, 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 our hand S this 1st day of Dec., 19 73

Joe T. Staggs

Nita Ann Staggs

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, Ma rie W. Butterworth, a Notary Public in and for said County and State, the within named Joe T. Staggs and wife, Nita Ann Staggs

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 Goodlettsville, Tennessee, this 1st day of Dec ~~Nov.~~ 1973

Commission expires 5-2-77

Marie W Butterworth
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

Mail Bank & Goodlettsville

WARRANTY DEED

FROM
Joe T. Staggs et ux

TO
James Coleman and
C. K. Hesson

C 35460

IDENTIF. REFERENCE

DEC 17 11 06 AM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

DEC 17 73	CONV	*6,500.00			
DEC 17 73	S'TAX		A*	16.90	
DEC 17 73	PR'FEE		A*	.50	
DEC 17 73	W'DEED		A*	4.00	* 21.40