FORM NO. WD-1

BOOK 4775 PAGE 600

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $118,650.00

John E. Crowe, III
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 18th DAY OF December 1973

Notary Public

MY COMMISSION EXPIRES: 11/8/75

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Foley & Weiss, Attorneys (NAME) 521 Stahlman Building Nashville, Tennessee 37201 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John E. Crowe, III et ux (NAME)	THE LOMAS & NETTLETON COMPANY (NAME)	8DA 25248
685 James Avenue (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 964 (STREET ADDRESS)	Map 91-5
Nashville, Tennessee 37201 (CITY) (STATE) (P. O. ZIP)	Virginia Beach, Virginia 23451 (CITY) (STATE) (ZIP)	Par 193

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, Thomas A. Cox and wife, Betty Jo Cox

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John E. Crowe, III and wife, Euretta K. Crowe

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. 15 on the Plan of the Re-Subdivision of Lot No. 3, West Nashville Annex, as of record in Plat Book 4175, Page 112, Register's Office for said County, described as follows:

Said Lot fronts 58 feet on the northwesterly side of James Avenue and extends back 115.07 feet on the northeasterly line and 135.04 feet on the southwesterly line to a dead line and measures 61.34 feet thereon.

Being the same property conveyed to Thomas A. Cox and wife, Betty Jo Cox, by deed from Creekmore Construction Company, Inc. of record in Book 4686, Page 435, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictive covenants as appear of record in Book 4395, Page 720, Register's Office for Davidson County, Tennessee and such easements and set-back lines as appear of record; and taxes for the current year which have been prorated and assumed by the Grantees herein.

This is unimproved (X) improved ( ) property, known as 685-James Avenue, Nashville, Tennessee (37209)
(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 18th day of December, 1973

x Thomas A. Cox

x Betty Jo Cox

STATE OF TENNESSEE
Davidson County

BOOK 4775 PAGE 601

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Thomas A. Cox and wife, Betty Jo Cox

the bargainors, 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 Nashville, Tennessee, this 18th day of December, 1973.

Commission expires 11/19/75

M. L. Rowlett
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

file in box # 4

WARRANTY DEED

FROM THOMAS A. COX, ET UX

TO JOHN E. CROWE, III, ET UX

C 36399

IDENTIF. REFERENCE

DEC 26 2 38 PM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

DEC26	CONV	18,650.00			
DEC26	ST TAX		A*	48.36	
DEC26	PR FEE		A*	.50	
DEC26	W DEED		A*	4.00	* 52.86