This Form furnished by Attorneys Title Company, Inc.

BOOK 4778 PAGE 841

Form No. WD-2

FROM

Walter G. Knestrick

Anne H. Knestrick

TO

John A. Tudor

For draftsman's use

This instrument prepared by:

Ervin M. Entrekin, Attorney
1411 Parkway Towers
Nashville, Tennessee 37219

mail TO

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John A. Tudor (NAME)	SAME (NAME)	
1701 West End Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	105-2
Nashville, Tennessee 37205 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	100 Pa

C 3764 I

IDENTIF. REFERENCE

(FOR REGISTER'S USE)

JAN 7 1 57 PM '77

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$142,000.00 John A. Tudor Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 2nd DAY OF January 1977

Notary Public

MY COMMISSION EXPIRES: 4-26-78

(AFFIX SEAL)

For and in Consideration of the sum of ----------Ten and no/100 ---------

----------($10.00)----------DOLLARS

and other good and valuable considerations paid as cash, the receipt of all of which is hereby acknowledged and for the assumption of an agreement to pay the unpaid balance of a loan in the original principal amount of $95,000.00 payable to Fidelity Federal Savings and Loan Association,

We, Walter G. Knestrick and wife, Anne H. Knestrick

have bargained and sold, and by these presents do transfer and convey unto the said

John A. Tudor

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in the 27th Councilmanic District of Davidson County, Tennessee and being shown as Lot No. 2 on the Resubdivision of Edgehill Estates, Section 38 and parts of Lot Nos. 5 and 6 of Overton's Rock Castle tract as more particularly appears on the plat of record in Book 4595, page 99, Register's Office for Davidson County, Tennessee.

Said Lot No. 2 fronts 99.62 feet on the westerly side of 8th Avenue South and runs back 196.98 feet on the south line to an alley and 184.36 feet on the north line to an alley on which it measures 96.47 feet.

Being part of the same real property conveyed to Walter G. Knestrick by deed of Arden D. Bowman, Sr. et ux of record in Book 4612, page 61 and part of the same real property conveyed to Walter G. Knestrick by deed of the Nashville Housing Authority of record in Book 4586, page 836, said Register's Office.

BOOK 4778 PAGE 842

WD-2

This is { unimproved ( ) / improved (X) } property, known as ..... Eighth Avenue South .....
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said John A. Tudor, his heirs and assigns, forever.

And we do covenant with the said John A. Tudor 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. except for lien of Deed of Trust of Fidelity Federal Savings and Loan Association of Record in Book 4745, page 698, Register's Office for Davidson County, Tenn.

And by instrument recorded simultaneously herewith.

And Walter G. Knestrick and wife, Anne H. Knestrick do further covenant and bind themselves, their heirs and representatives, to warrant and forever defend the title to the said land to the said John A. Tudor, his heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 2nd day of January, 1974.

Walter G. Knestrick

Anne H. Knestrick

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, John W. Nelley, Jr., a Notary Public in and for said County and State, the within named Walter G. Knestrick and wife, Anne H. Knestrick 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, Tennessee, this 2nd day of Jan., 19 74

John W. Nelley, Jr., Notary Public.

Commission expires August 8, 1977

JOHN W. NELLEY, JR. NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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 .....

JAN-7 CONV 90,000.00
JAN-7 CONV 52,000.00
JAN-7 STAX A* 369.20
JAN-7 PRTFEE A* .50
JAN-7 RECFEE A* 4.00 * 373.70

Witness my hand and seal, at office in .....,

this ..... day of ....., 19.....

....., Notary Public.

Commission expires .....