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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 18,500.00

Dolly Jane Prenzel
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF January 1974.

John W. Adams
Notary Public

MY COMMISSION EXPIRES: 5-1-76

(AFFIX SEAL)

NOTARY PUBLIC STATE OF TENNESSEE LARGE

THIS INSTRUMENT WAS PREPARED BY
WILKINS & ADAMS, ATTYS., P. O. Box 15803, Nashville, Tennessee 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Dolly Jane Prenzel (NAME)	Same (NAME)	22W 13975
1918 20th Ave. South (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Map 104 12
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	Par 134

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, TIMOTHY S. ANDREWS and wife, JANET T. ANDREWS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DOLLY JANE PRENZEL as to a life estate with full power to convey and/or encumber the following described property during her life time without the joinder of any remainderman, and in the event of her death, the remainder over to SABILLA H. PRENZEL 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 the northerly 20 feet of Lot No. 61 and the southerly 40 feet of Lot No. 62 on the Plan of Christopher & Kirkman's Belmont Park Addition to Nashville, of record in Book 57, page 158, Register's Office for said County.

SAID parts of Lots 61 and 62 front together 60 feet on the east side of 20th Avenue, South, formerly Courtney Avenue, and run back between parallel lines 159 feet to an alley.

BEING the same property conveyed to Timothy S. Andrews and wife, Janet T. Andrews by deed from Cecil Branstetter, Trustee, of record in Book 4680, page 809, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 1918 20th Avenue South, Nashville, Tennessee
(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 14th day of January, 1974

Timothy S. Andrews

Janet T. Andrews

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 TIMOTHY S. ANDREWS and wife, JANET T. ANDREWS

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 Nashville, Tennessee, this 14th day of January, 19 74

Commission expires 5-1-76

John V. Adams
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

NOTARY PUBLIC AT LARGE TENNESSEE

WARRANTY DEED

FROM

TIMOTHY S. ANDREWS and wife,

JANET T. ANDREWS

TO

DOLLY JANE PRENZEL

C 3 8 6 4 2

IDENTIF. REFERENCE

JAN 16 2 01 PM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed

NASHVILLE, TENN.

WILKINS & ADAMS
ATTORNEYS-AT-LAW
P. O. BOX 15803
NASHVILLE, TENNESSEE 37215

JAN16	CONV	18,500.00				
JAN16 STAX			A*	48.10		
JAN16 PRFEE			A*	.50		
JAN16 WDEED			A*	4.00	*	52.60