BOOK 4783 PAGE 336

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Willard S. Russell	Dobson & Johnson, Inc.	
(NAME) Route 3, Rice Road	(NAME) 311 Plus Park Blvd.	149
(STREET ADDRESS OR ROUTE NUMBER) Antioch, Tn. 37013	(STREET ADDRESS) Nashville, Tn. 37217	126 pw
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of $10.00----------
----------TEN AND NO/100----------DOLLARS

Cash paid by Willard S. Russell and wife, Margaret E. Russell, and other good and valuable considerations, the receipt of which is hereby acknowledged.

We, Otis W. Charlton and wife, Louise R. Charlton,

have bargained and sold, and by these presents do transfer and convey unto the said Willard S. Russell and wife, Margaret E. Russell,

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being part of Lot No. 2 on the Map of the Division of the James Johnson Lands as of record in Book 172, page 466, Register's Office for said County, to which Map reference is here made for a more complete description.

Being the property conveyed to Otis W. Charlton and wife, Louise R. Charlton by deed from Ida Grace Berry Davenport, of record in Book 4754, page 780, said Register's Office.

unimproved ( )
This is improved ( ) property, known as _____ (House Number) _____ (Street)

_____ (P. O. Address) _____ (City or Town) _____ (Zip Code)

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.

Whenever 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 hands this 24th day of January, 19 74.

X Otis W. Charlton
Otis W. Charlton

X Louise R Charlton
Louise R. Charlton

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 4783 PAGE 337

Personally appeared before me, Barbara Ferguson, a Notary Public in and for said County and State, the within named Otis W. Charlton and wife, Louise R. Charlton,

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, this 24th day of January, 19 74

My commission expires 10/26/74 Notary Public Barbara Ferguson

BARBARA FERGUSON NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF

Before me, , a Notary Public of the State and County aforesaid, personally appeared and , with whom I am personally acquainted, and who, upon oath, acknowledged to be and respectively of the , the within named bargainor, a corporation, and that as such and , being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in , this day of , 19

Notary Public

Commission expires

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $16,500.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Willard S Russell

Sworn to and subscribed before me this 24th day of January, 19 74

My commission expires 10/26/74 Notary Public Barbara Ferguson

BARBARA FERGUSON NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

This instrument was prepared by:

Name	Address

JAN25 CONV 16,500.00
JAN25 STAX A* 42.90
JAN25 PRFEE A* .50
JAN25 RDEED A* 4.00 * 47.40

WARRANTY DEED

FROM Otis W. Charlton, et ux

TO Willard S. Russell, et ux

C39806
C39806

IDENTIF. REFERENCE

JAN 25 10 39 AM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Tennessee Title
Pioneer National Title Insurance Company
Suite 2114 — Parkway Towers
404 James Robertson Parkway
NASHVILLE, TENNESSEE 37219
Phone 259-2290

THIS INSTRUMENT PREPARED BY:
DOBSON AND JOHNSON, INC.
311 PLUS PARK BOULEVARD
NASHVILLE, TENNESSEE 37217

FORM 1002 HERSEY REV. 4/1/70