ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Demmon J. Loftis (NAME)	Same (NAME)	11W-80040
205 - 37th Avenue, North (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tenn. 37209 (CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of TEN AND 00/100 (10.00) ---------- DOLLARS cash, and other good and valuable consideration, receipt of all of which is hereby acknowledged; and the assumption and agreement to pay of Grantee the unpaid balance of a note to J. C. Hutchinson, et ux, as set out in Installment Deed of record in Book 4313, page 396, Register's Office for Davidson County, Tennessee; we, ODELL BENNETT and wife, VIRGINIA SUE BENNETT,

have bargained and sold, and by these presents do transfer and convey unto the said DEMMON J. LOFTIS,

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. 12 on the Map of Westdale Subdivision, as of record in Book 547, page 50, Register's Office for said County, described as follows: BEGINNING at a point in the westerly margin of 37th Avenue, North, formerly Pilcher Avenue, the common corner of Lots Nos. 11 and 12 of said Subdivision; thence westerly, with the dividing line between said Lots Nos. 11 and 12 of said subdivision, 237.5 feet to a point, the most easterly corner of a triangular strip of ground conveyed to the City of Nashville by deed of record in Book 932, page 72, said Register's Office; thence westerly, with the southerly line of said triangular strip, 41 feet, more or less, to a point in the easterly margin of a 15-foot alley, 5 feet south of the common corner of Lots Nos. 11 and 12 of said subdivision; thence southerly, with the easterly margin of said 15-foot alley, 25 feet, to a point, the common corner of Lots Nos. 12 and 13 of said subdivision; thence easterly, with the dividing line between said Lots Nos. 12 and 13 of said subdivision, 268 feet to the westerly margin of 37th Avenue North; thence northerly, along the westerly margin of same, 52 feet to the point of beginning.

Being the same property conveyed to Odell Bennet, et ux, by deed from J. C. Hutchinson, et ux, of record in Book 4313, page 396, Register's Office for said County.

unimproved ( )
This is improved (X) property, known as 205 - 37th Avenue, North (House Number) (Street)
Nashville (P. O. Address) Tennessee (City or Town) 37209 (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 first day of Feb., 19 74.

Odell Bennett

Virginia Sue Bennett

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, J. H. Watts, Jr., a Notary Public in and for said County and State, the within named Odell Bennett and wife, Virginia Sue Bennett, JR

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, this 1st day of February, 1974.

My commission expires April 17-1974 Notary Public J. H. Watts

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 $ 10,950.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Odell Bennett

Sworn to and subscribed before me this 1st day of February, 1974.

My commission expires April 17-1974 Notary Public J. H. Watts

This instrument was prepared by:
O. B. Hofstetter, Jr., Attorney — 304 American Trust Building, Nashville, Tennessee 37201
Name — Address

FEB-4-	CONV	10,950.00		
FEB-4-	STAX		A* 28.34	
FEB-4-	PRFEE		A* .50	
FEB-4-	WDEED		A* 4.00	* 32.84

please mail to Mr.
Demmon J. Loftis
5005 Tennessee Ave.
Nashville, Tenn. 37209
WARRANTY DEED

FROM ODELL BENNETT, ET UX,

TO DEMMON J. LOFTIS

C 40584

IDENTIF. REFERENCE

FEB 4 8 43 AM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

TENNESSEE TITLE COMPANY
Suite 2114 — Parkway Towers
404 James Robertson Parkway
NASHVILLE, TENNESSEE 37219