Return to [illegible] 1600 Woodmont Blvd. 37217

This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

FRED CARROLL BELL & WIFE,
HELEN BELL

TO

OLIVER A. JOHNSTON & WIFE,
EFFIE B. JOHNSTON

For draftsman's use

THIS INSTRUMENT WAS PREPARED BY:
ROBERT F. SPANN, ATTORNEY
325 PLUS PARK BOULEVARD
SUITE 100
NASHVILLE, TENNESSEE 37217

BOOK 4792 PAGE 286

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
OLIVER A. JOHNSTON, ET UX (NAME)	PRUDENTIAL INS. CO. OF AMERICA (NAME)	
1701 Southwind Drive (STREET ADDRESS OR ROUTE NUMBER)	POST OFFICE BOX 2202 (STREET ADDRESS)	135-5
Nashville, Tenn. 37217 (CITY) (STATE) (P. O. ZIP)	JACKSONVILLE, FLA. 32203 (CITY) (STATE) (ZIP)	7

(FOR REGISTER'S USE)

IDENTIF. REFERENCE

FEB 28 10 48 AM '74

FELIX E. ... REGISTER
DAVIDSON COUNTY, TENN.

C43765
C43765

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 31,500.00 X Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27 DAY OF February 1974.

Notary Public

MY COMMISSION EXPIRES: 4-27-76

(AFFIX SEAL)

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

For and in Consideration of the sum of Ten----------($10.00)---------- DOLLARS

and the agreement of the grantees to assume and pay a certain Deed of Trust held by Prudential Life Insurance Company of America, of record in Book_____, Page_____, Register's Office for Davidson County, Tennessee.

WE, FRED CARROLL BELL & WIFE,

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

OLIVER A. JOHNSTON & WIFE, EFFIE B. JOHNSTON

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

BEING Lot No. 12 on the Plan of Town Park Estates, as of record in Book 3300, Pages 64 and 65, Register's Office for Said County, described as follows: BEGINNING at a point on the southeasterly side of Southwind Drive at the corner of Lots Nos. 12 and 13; thence with the line between said Lots Nos. 12 and 13, southeastwardly 272.45 feet to a point in the line between lots Nos. 12 and 22; thence with the line between said Lot No. 12 and Lots Nos. 22 and 23, southwestwardly 101.02 feet to the corner of said Lots Nos. 12 and 23; thence westwardly 131.09 feet to the corner of Lots Nos. 11 and 12; thence with the line between said Lots Nos. 11 and 12 northwestwardly 243 feet to the southeasterly margin of said Drive; thence with same, northeastwardly 167 feet to the beginning.
BEING the same property conveyed to Fred Carroll Bell & wife, Helen Bell, by deed from Manuel Construction Company, of record in Book 3459, Page 509, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to a ten-foot easement for public utilities and drainage along rear line of premises, 5-foot telephone easement along westerly line, 30-foot building setback line from Southwind Drive, and conditions of owners certificate as shown on Plan of record in Book 3300, Pages 64 and 65, said Register's Office, and to restrictive covenants of record in Book 3400, Page 120, as amended of record in Book 3436, Page 43, said Register's Office.

BOOK 4792 PAGE 287

WD-2

This is { unimproved ( ) / improved (X) } property, known as 1701 Southwind Dr., Nashville, Tenn. 37217
(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 OLIVER A. JOHNSTON & WIFE, EFFIE B. JOHNSTON heirs and assigns, forever.

And WE do covenant with the said OLIVER A. JOHNSTON & WIFE, EFFIE B. JOHNSTON 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.

And WE, FRED CARROLL BELL & WIFE, HELEN BELL do further covenant and bind ourselves and our heirs and representatives, to warrant and forever defend the title to the said land to the said OLIVER A. JOHNSTON & WIFE, EFFIE B. JOHNSTON heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hand s this 27 TH day of February, 19 74

Fred Carroll Bell
FRED CARROLL BELL

Helen Bell
HELEN BELL

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Bill Nash, a Notary Public in and for said County and State, the within named FRED CARROLL BELL & WIFE, HELEN BELL 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, Tennessee, this 27 TH day of Feb., 19 74.

Bill Nash, Notary Public.

Commission expires 4/27/76

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 .....

FEB28- CONV 31,500.00
FEB28- STAX A* 81.90
FEB28- RTFEE A* .50
FEB28- WDEED A* 4.00 * 86.40

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

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

....., Notary Public.

Commission expires .....