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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 $ 17,000

Charles E. Matthews
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF April 1974.

D. H. Head
Notary Public

MY COMMISSION EXPIRES: Dep Register
(APPIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Howard D. Bridges (NAME) South Harding Mall, Nashville, TN 37211 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles E. Matthews & wife, Faye (NAME)	SAME (NAME)	148-7 Par.157
208 Baker Town Court (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Antioch, TN 37013 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, Douglas Ray Matthews and wife, Glenda Kay B. Matthews

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles E. Matthews and wife, Linda Faye Matthews

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 Lot No. 927 on Plan of Cherokee Hills, Section Nine, of record in Book 4300, page 135, Register's Office for said County.

Said Lot No. 927 fronts 36.94 feet on the northerly side of Bakertown Court, extends back 157.0 feet on its westerly line and 147.2 feet on its easterly line to a broken line in the rear on which it measures a total distance of 187.6 feet.

Being the same property conveyed from Theodore H. Pailett, by deed to Douglas Ray Matthews and wife, Glenda Kay B. Matthews, of Record in Book 4691, page 335, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictive covenants of record in Book 4554, page 202, said Register's Office, and the Plan of record in Book 4300, page 135, said Register's Office, which shows an owner's certificate, certain minimum building setback lines and easements.

unimproved ( )
This is improved ( ) property, known as 208 Bakertown Court, Antioch, Tennessee 37013
(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 28th day of March, 19 74

Douglas Ray Matthews

Glenda Kay B. Matthews

[redacted]

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, Howard D. Bridges, a Notary Public in and for said County and State, the within named Douglas Ray Matthews and wife, Glenda Kay B. Matthews.

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 28 day of March, 1974

Commission expires 19 Nov 1974

Howard D. Bridges
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

WARRANTY DEED

FROM

DOUGLAS RAY MATTHEWS & wife, GLENDA KAY B. MATTHEWS

TO

CHARLES E. MATTHEWS & wife, LINDA FAYE MATTHEWS.

C 48380

IDENTIF. REFERENCE

APR 3 2 31 PM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

APR-3-74	CONV	17,000.00			
APR-3-74	S'TAX		A*	44.20	
APR-3-74	PB'FEE		A*	.50	
APR-3-74	W'DEED		A*	4.00	
APR-3-74	MISC		A*	.20	* 48.90

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.