BOOK 4810 PAGE 476

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 14,000.00

A. W. Franck
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF April 1974

Bobb W. Hendrix Jr.
Notary Public

MY COMMISSION EXPIRES: Nov. 26, 1975
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS & ADAMS, Attorneys, 112 Stahlman Building, Nashville, Tenn.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Larry Lafferty (NAME)	Same (NAME)	
1701 Luton Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	71-7
Nashville Tennessee (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	164 Pal

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, EULA STEVENS, widow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO LARRY LAFFERTY and A. W. FRANCK

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. 22 on the plan of the Resubdivision of I. D. Luton's Addition of record in Plan Book 974, page 55, Register's Office for said County.

SAID Lot No. 22 fronts 70 feet on the easterly margin of Luton Street and extends back 215 feet on the northerly line and 217.5 feet on the southerly line to a dead line in the rear, measuring 70 feet thereon.

BEING the same property conveyed to Eula Stevens, a widow, as the surviving tenant by the entirety of the tenancy by the entirety created by the deed to Johnie Stevens and wife, Eula Stevens of record in Deed Book 1307, page 11, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all restrictions, easements, or other encumberances which are matters of public record.

This is improved (X) unimproved ( ) property, known as 1701 Luton Avenue, 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 my hand this April 27th day of , 1974

Eula Stevens

Eula Stevens

BOOK 4510 PAGE 477

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named EULA STEVENS

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 22nd day of April 1974.

Commission expires Nov. 12, 1975

Bobby G. Herron, Jr.
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

EULA STEVENS

TO

LARRY LAFFERTY and A. W. FRANCK

C 52068

T

IDENTIF. REFERENCE

APR 29 2 31 PM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

WILKINS & ADAMS
ATTORNEYS-AT-LAW
112 STAHLMAN BUILDING
NASHVILLE, TENNESSEE 37201

Room 1
Box 8

APR29	CONV	14,000.00				
APR29	S'TAX		A*	36.40		
APR29	PR'FEE		A*	.50		
APR29	W'DEED		A*	4.00	*	40.90