Book 4817 Pg 799

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $15,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21 DAY OF May 19 74

Notary Public

MY COMMISSION EXPIRES: 5-23-77

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY C. Bradley Elliott, Jr. 339 White Bridge Rd. Nashville

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Betty V. Sherrill (NAME)	Same (NAME)	120-7414
310 53rd Ave., No (STREET ADDRESS OR ROUTE NUMBER)	Same (STREET ADDRESS)	Map 91-15
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Same (CITY) (STATE) (ZIP)	Par. 120

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 Melvin M. Washburn and wife, Barbara G. Washburn

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Betty V. Sherrill, unmarried

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:

Being part of Block 12 on the Realty Savings Bank & Trust Company's Revised Plan of West Extension of Charlotte Park Company's First Addition as of record in Book 421, page 18 said Register's Office.

Beginning at the southeast corner of 53rd Avenue North and Elkins Avenue; thence with the southerly margin of said Elkins Avenue eastwardly 120 feet; thence southwardly 90 feet; thence westwardly 120 feet to the easterly margin of 53rd Avenue North; thence with said Avenue northwardly 90 feet to the beginning.

Being the same property conveyed to Melvin M. Washburn and wife, Barbara G. Washburn by deed from Billy Glen Sullenger and wife, Phyllis A. Sullenger of record in Book 4504, page 663, Register's Office for Davidson County, Tennessee.

This is { unimproved ( ) / improved (X) } property, known as 310 53rd Ave., No., Nashville, Tenn. 37209
(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 21 day of May, 19 74

Melvin M Washburn

Barbara G. Washburn

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Melvin M. Washburn and wife, Barbara G. Washburn

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, Tennessee, this 21 day of May 1974

Commission expires 5-23-77

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 a

MELVIN M. WASHBURN, ET UX

TO

BETTY V. SHERRILL, UNMARRIED

C 5 5 3 9 1

IDENTIF. REFERENCE

MAY 22 12 23 PM '74

DAVIDSON COUNTY, TENN.

File: A. Braden Floyd, Jr.,

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAY22 74	CONV	15,500.00			
MAY22 74	S'TAX		A*	40.30	
MAY22 74	PR'FEE		A*	.50	
MAY22 74	W'DEED		A*	4.00	* 44.80