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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 $ 17,900.00

Clarence Newman
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF August 19 74

Notary Public

MY COMMISSION EXPIRES: 12-8-75

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
FOLEY & WEISS, ATTORNEYS 507 Stahlman Building Nashville, Tennessee
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Clarence Newman et ux (NAME) | Lomas & Nettleton Company (NAME) | 92-7-/26 |
| 2209 Hermosa Street (STREET ADDRESS OR ROUTE NUMBER) | P O Box 964 (STREET ADDRESS) | |
| Nashville, Tennessee (CITY) (STATE) (P. O. ZIP) | Virginia Beach, Virginia (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, William Shelton and wife, Jamesenia Shelton

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Clarence Newman and wife, Willie M. Newman

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 Lot No. 4 on the Map of John Langham's Lots in Northwest Nashville, of record in Book 57, page 91, Register's Office for said County.

SAID Lot Nor. 4 fronts 50 feet on the southerly side of Hermosa Street, and extends back 160 feet between parallel lines to an alley in the rear, measuring 50 feet thereon.

BEING the same property conveyed to William Shelton and wife, Jamesenia Shelton by deed from Phil Cohen and wife, Sarah K. Cohen of record in Book 3657, page 608, Register's Office for Davidson County, tennessee.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any and easements and rights of way for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantees herein.

This is unimproved ( ) improved (XX) property, known as 2209 Hermosa Street, 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 our hand s this 1st day of August, 19 74

William Shelton

Jamesenia Shelton

William Shelton

Jamesenia Shelton

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 William Shelton and wife, Jamesenia Shelton

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 1st day of August, 1974

Commission expires 1-8-75

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 William Shelton et ux

TO Clarence Newman et ux

C 6 5 5 5 6

IDENTIF. REFERENCE

AUG 2 8 39 AM '74

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

Mr. & Mrs. Clarence Newman
2199 Hermosa Ave
Nashville, Tn 37208

| | | | | | | |
|---|---|---|---|---|---|---|
| AUG-27 | CONV | 17,900.00 | | | | |
| AUG-27 | S'TAX | | A* | 46.54 | | |
| AUG-27 | PR'FEE | | A* | .50 | | |
| AUG-27 | W'DEED | | A* | 4.00 | * | 51.04 |