FORM NO. WD-1

BOOK 4842 PAGE 784

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $24,000.00

James K Thompson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF August, 1974.

George R. Woods
Notary Public

MY COMMISSION EXPIRES: January 26, 1977
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

A. Brodus Floyd, Webb's Bridge Road
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James K. Thompson etux (NAME)	Fidelity Federal Savings & Loan (NAME)	
4402 Dakota Avenue (STREET ADDRESS OR ROUTE NUMBER)	226 Third Avenue North (STREET ADDRESS)	91-16
Nashville, Tenn. 37209 (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. 37219 (CITY) (STATE) (ZIP)	134 Part

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, Richard L. Ashburn, Edward J. Ashburn and John A. Ashburn

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James K. Thompson etux Claudia M. Thompson

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. 303, Block 15 on the Plan of Charlotte Park, 1st Addition of record in Book 57, page 103, Register's Office for Davidson County, Teneessee.

Fronts 50 feet on the north side of Dakota Avenue, formerly 4th Avenue and runs back between parallel lines 150 feet to an alley.

Being the same real property conveyed to John M. Ashburn and wife, Sadie B. Ashburn by Richard A. Pratt, of record in Book 3161, page 337, said Register's Office, and thereafter the said John M. Ashburn having died and then the said Sadie B. Ashburn having since died leaving said real estate to her children and heirs at law. The said Richard L. Ashburn, Edward T. Ashburn and John A. Ashburn, by last will and testqment of record in will book 110, page 544, Probate Court Clerk's Office for said County were appointed Co Executors for the re sale of the herein described real property.

This is { unimproved / X improved } property, known as 4402 Dakota, Ave., Nashville, Tennessee, 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 8 day of August, 1974

Richard L. Ashburn John A. Ashburn

Edward T. Ashburn CO-Executors of the Estate Of Sadie B Ashburn

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Richard L. Ashburn, Edward T. Ashburn and John A. Ashburn, co-executors of the estate of Sadie B. Ashburn

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 8 day of August 19 74

Commission expires 1-26-77

Georgs R. Woods
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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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

Loan #084405-6

WARRANTY DEED

FROM RICHARD L. ASHBURN, ET AL

TO JAMES K. THOMPSON, ET UX

C 66889

IDENTIF. REFERENCE

AUG 12 3 25 PM '74

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

AUG 12 74	CONV	24,000.00		
AUG 12 74	S'TAX		A* 62.40	
AUG 12 74	PR'FEE		A* .50	
AUG 12 74	W'DEED		A* 4.00	* 66.90