BOOK 4845 PAGE 166

Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$25,677.09 Mary Ann Patton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 16th DAY OF August, 74

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Edward A. Seddon, Attorney Suite 308 301 Park Plus Blvd. Nashville, Tenn. 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mary Ann Patton and Mattie Patton (NAME)	Kimbrough & Kavanugh &Associates (NAME)	12D 25425
1339 Bell Grimes Lane (STREET ADDRESS OR ROUTE NUMBER)	404 James Robertson Parkway (STREET ADDRESS)	41-6
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	13

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, Edwin K. Ewing, Sr.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Mattie Patton and Mary Ann Patton

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 493 on the Plan of Bellshire Estates, Section B, as of record in Book 2331, Page 128, Register's Office, Davidson County, Tennessee.

BEING the same property conveyed to Edwin K. Ewing, Sr. etux Dorothy Ewing by deed of record in Book2808 and Page 151, Register's Office, Davidson County, Tennessee. The said Dorothy Ewing now being deceased.
THIS conveyance is subject to any and all easements and restrictions of record, and is further subject to the terms and conditions of a certain deed of trust to Miller Kimbrough, Trustee of record in Book 2833, Page 49, said Register's Office for Davidson County, Tennessee, which said Deed of Trust and the obligations therein are hereby assumed by the grantees. The unpaid balance of Approx. $7400.00 which the grantees hereby agree to pay. The Escrow Acct. in connection with said loan is hereby transferred to the grantees.

unimproved ( )
This is improved (X) property, known as 1339 Bell Grimes Lane, Nashville, Tennessee 37207
(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 16th day of August, 19 74

Edwin K. Ewing:

BOOK 4845 PAGE 167

STATE OF TENNESSEE
Davidson County

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named Edwin K. Ewing, Sr.

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 16th day of August, 1974.

Commission expires 11-8-77

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 (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) 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 Edwin K. Ewing, Sr.

TO Mattie Patton and Mary Ann Patton

C 67852

IDENTIF. REFERENCE

AUG 20 1 44 PM '74

FEE [illegible] DAVIDSON COUNTY, TENN.

AUG 20 CONV 25,671.09
AUG 20 S'TAX A* 66.82
AUG 20 PR'FEE A* .50
AUG 20 W'DEED A* 4.00 * 71.32

Edward Seldon
Attorney-at-Law
Suite 308
301 Plus Park Blvd.
Nashville, Tennessee 37217