PREPARED BY:
A. BRADEN FLOYD, JR. ATTY.
338 WHITE BRIDGE ROAD
NASHVILLE, TN 37209

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 5[illegible]

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6 DAY OF [illegible], 19[illegible]

Notary Public

MY COMMISSION EXPIRES: [illegible]

(AFFIX SEAL)

BOOK 4853 PAGE 255

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Margaret Fox Sawyer (NAME) | First Federal Savings and Loan Association (NAME) | |
| 6532 Upton Lane (STREET ADDRESS OR ROUTE NUMBER) | Fourth and Union (STREET ADDRESS) | 102-3 |
| Nashville, Tennessee (CITY) (STATE) (P. O. ZIP) | Nashville, Tennessee (CITY) (STATE) (ZIP) | 6.19 |

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, James Phillip Hood and wife, Barbara Hood

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Margaret Fox Sawyer

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 part of Reserved Parcel "A" on the plan of Charlotte Park, Section 26, of record in Book 3700, page 91, Register's Office for said County, described according to a survey thereof made by Kohl-Coode and Associates dated August 11, 1973.

BEGINNING at a point, said point being located at the rear common corner of Lots Nos. 8 and 9 on the plan of said Section 26; thence with a line perpendicular to the rear lines of said Lots Nos. 8 and 9, north 48° 10' 12" east, passing a witness line at 255.40 feet, a total distance of 278.40 feet, more or less, to the center of a creek; thence with the center of said creek northwestwardly 105 feet, more or less, to the point of intersection of the center line of said creek and the northeasterly extension of the line between said Lot No. 9 and Lot No. 11 on the Plan of Charlotte Park, Section 26-B, of record in Book 3842, page 203, said Register's Office; thence with the northeasterly extension of the line between said Lots Nos. 9 and 11, south 48° 10' 12" west, passing a witness line at 29 feet, more or less, and continuing for a distance of 220.28 feet, making a total of 249.28 feet, more or less, to the rear common corner of said Lots Nos. 9 and 11; thence with the northeasterly line of said Lot No. 9, south 41° 49' 48" east 98.02 feet to the point of beginning, containing 26,018 square feet, more or less.
tBEING the same property conveyed to James Phillip Hood and wife, Barbara Hood by deed from Reynold Bubis, Trustee of record in Book 4781, page 763, Register's Office for Davidson County, Tennessee.

unimproved ( ) This is improved ( ) property, known as 6532 Upton Lane (House Number) (Street) Nashville, Tennessee (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 piural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 6th day of April, 19 74

James Phillip Hood

Barbara Hood

STATE OF TENNESSEE
Davidson County

BOOK 4853 PAGE 256

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James Phillip Hood and wife, Barbara Hood

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 6 day of Sept 1974

Commission expires 5-23-77

Braden Floyd 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
JAMES PHILLIP HOOD AND WIFE, BARBARA HOOD

TO
MARGARET FOX SAWYER

C 71681

IDENTIF. REFERENCE

SEP 19 9 52 AM '74

FELIX Z. HILSMAN REGISTER
DAVIDSON COUNTY, TENN.

File: A. Braden Floyd, Jr.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

SEP 19 MISC A* 4.00 * 4.00