FORM NO. WD-1

BOOK 4865 PAGE 527

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $18,450.00.

Affiant

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

Notary Public

MY COMMISSION EXPIRES: 10-5-75

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
FOLEY &WEISS, ATTORNEYS, 507 Stahlman Building, Nashville, Tennessee 37201
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| NATHANIEL WOODRUFF (NAME) | NATIONAL MORTGAGE COMPANY (NAME) | #2W-34080 |
| 1748- 21st Avenue North (STREET ADDRESS OR ROUTE NUMBER) | 4041 Knight Arnold Road (STREET ADDRESS) | Map 81-11 |
| Nashville, Tennessee 37208 (CITY) (STATE) (P. O. ZIP) | Memphis, Tennessee 38118 (CITY) (STATE) (ZIP) | Parcel 106 |

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~~ I, DAISY B. SPEIGHTS, an unmarried woman,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO NATHANIEL WOODRUFF, divorced,

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 the southwesterly part of Lot No. 268 on the Plan of J.M., T.J., and G.W. HArding's Addition, as of record in Book 21, page 80, Register's Office for said County, being the southerly part of Lot No. 4 on the unrecorded subdivision of Lot No. 268, described according to a survey made by S.M. McMurray, Engineering Company, as follows:

BEGINNING on the easterly margin of 21st Avenue North, 44.5 feet south of the corner of Lots NOs. 3 and 4 on said unrecorded subdivision; thence with said Avenue, southwardly 44 feet to the northerly line of Lot No. 267; thence with said line, easterly 106 feet to the corner of Lots Nos. 2 and 4 on said unrecorded subdivision; thence with the line between Lots Nos. 2 and 4, northwardly 40 feet to a point 40.5 feet south of the southeast corner of Lot No.3, thence westwardly 105.9 feet, more or less, to the beginning.

BEING the same property conveyed to Daisy B. Speights, an unmarried woman, by deed from Raymond D. Ford and wife, Zettie B. Ford, of record in Book 3538, page 517, 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 1748- 21st Avenue North, Nashville, Tennessee 37208
(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 my hand this 1st day of November, 1974

Daisy B. Speights

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 DAISY B. SPEIGHTS, an unmarried woman,

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 1st day of November, 1974.

Commission expires 11-8-75

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

file in Box #4

WARRANTY DEED

FROM DAISY B. SPEIGHTS, an unmarried woman

TO NATHANIEL WOODRUFF, divorced

C 76988

IDENTIF. REFERENCE

Nov 4 10 54 AM '74

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

| | | | | | |
|---|---|---|---|---|---|
| NOV-4 | CONV | 18,450.00 | | | |
| NOV-4 S'TAX | | | A* | 47.84 | |
| NOV-4 PR'FEE | | | A* | .50 | |
| NOV-4 | W'DEED | | A* | 4.00 | * 52.34 |