FORM NO. WD-1

BOOK 4872 PAGE 269

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $15,000.00

Billy H. Telford
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF November 1974

Kelly J. Grace
Notary Public

MY COMMISSION EXPIRES: April 30, 1978
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY 37201
Lucien Dale, Atty., 1406 Nashville Bank & Trust Bldg., Nashville, Tn.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Wilson Dycus, et ux (NAME)	Same (NAME)	Map 105-11
1814 Martin Street (STREET ADDRESS OR ROUTE NUMBER)	Same (STREET ADDRESS)	Par 108
Nashville, Tn. 37203 (CITY) (STATE) (P. O. ZIP)	Same (CITY) (STATE) (ZIP)	ORIG #21495

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, Billy H. Telford, Trustee

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Wilson Dycus and wife, Cleo Dycus

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 the southerly 50 feet of the northerly 200 feet of the easterly 156 feet of Lot No. 13 on the plan of the Joseph W. Horton property, of record in Plan Book 1, Page 44, of the Chancery Court at Nashville, and described according to a survey made by S. M. McMurrey Engineering Company, June 16th, 1937, as follows:

Beginning on the easterly margin of Martin Street, at a point 108.9 feet north of the northerly margin of Wedgewood Avenue; thence with the easterly margin of said street, northwardly 50 feet; thence eastwardly and parallel with the northerly margin of Wedgewood Avenue 156 feet; thence southerly 50 feet, thence westwardly 156 feet to the beginning.

Being the same property conveyed to Billy H. Telford, Trustee, from Eunice Telford, by deed of record in Book 4867 page 405, Register's Office for Davidson County, Tennessee. The said Eunice Telford is one and the same person as Eunice Waddey Telford.

This is ~~unimproved~~ improved ( ) property, known as 1814 Martin Street, Nashville, Tennessee 37203
(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 30 this 30 — day of November, 19 74

Wilson Dycus
Billy H. Telford
BILLY H. TELFORD, TRUSTEE
Cleo Dycus

BOOK 4872 PAGE 270

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Tuckerman, a Notary Public in and for said County and State, the within named Billy H. Telford, Trustee

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 30 day of November, 1974

Commission expires April 30, 1978 Kelly Sowers
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

C 8 0 1 3 0

WARRANTY DEED

FROM Billy H. Telford, Trustee

TO Mail Wilson Dycus and wife, Cleo Dycus 1810 Kirby Lane Nashville, Tenn. 37205

IDENTIF. REFERENCE

DEC 2 11 44 AM '74
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

DEC-2	CONV	15,000.00			
DEC-2	S'TAX		A*	39.00	
DEC-2	PR'FEE		A*	.50	
DEC-2	W'DEED		A*	4.00	* 43.50