BOOK 4875 PAGE 423

This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

Ben Merritt and wife,
Bonnie R. Merritt d/b/a
Ben Merritt Construction Co.

TO

FRED L. PITT and wife,
EMMA JANE PITT

For draftsman's use

THIS INSTRUMENT PREPARED BY:
FIRST AND MID-SOUTH MORTGAGE CO.
P. O. BOX 2568
NASHVILLE, TENNESSEE 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Fred L. Pitt (NAME)	First and Mid-South Mtg. Co. (NAME)	
4777 Cascade Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2568 (STREET ADDRESS)	64-12
Old Hickory, TN. 37138 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	30 Part

(FOR REGISTER'S USE)

T
IDENTIF. REFERENCE

DEC 16 3 16 PM '74

FEE PAID REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 40,900.00

Affiant FRED L. PITT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF December, 1974

Notary Public

MY COMMISSION EXPIRES: April 6, 1978

(AFFIX SEAL)

C81604

For and in Consideration of the sum of ----------TEN DOLLARS AND NO/100--

----------($10.00)----------DOLLARS

cash in hand paid by Fred L. Pitt and wife, Emma Jane Pitt, and other good and valuable considerations receipt of which is hereby acknowledged,

DEC 16	CONV	40,900.00			
DEC 16	S'TAX		A*	106.34	
DEC 16	PR'FEE		A*	.50	
DEC 16	W'DEED		A*	4.00	* 110.84

Ben Merritt and wife, Bonnie R. Merritt, d/b/a Ben Merritt Construction Company have bargained and sold, and by these presents do transfer and convey unto the said

Fred L. Pitt and wife, Emma Jane Pitt

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. 321 on the Plan of Sherwood Forest Section Four of record in Book 4460, page 182, Register's Office for said County.

SAID Lot No. 321 fronts 85.05 feet on the easterly side of Cascade Drive and runs back 205.45 feet on the northerly line and 215.00 feet on the southerly line to a rear line on which it measures 73.89 feet.

BEING the part of the same property conveyed to Ben Merritt and wife, Bonnie R. Merritt d/b/a Ben Merritt Construction Company by deed from Miller Kimbrough, Trustee, of record in Book 4799, page 423, Register's Office for Davidson County, Tennessee.

THIS conveyance is made subject to the Plan of record in Book 4460, page 182, said Register's Office, shows an owner's certificate, a 30-foot minimum building setback line from Cascade Drive and a 10 foot easement for public utility and drainage purposes along the rear line of said lot, and a 2½ x 25 foot utility anchor easement located on the northwesterly corner of said lot. Restrictions of record in Book 4704, page 448, Register's Office for Davidson County.

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This is {unimproved (x) / improved (x)} property, known as 4777 Cascade Drive, Old Hickory, TN. 37138
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said FRED L. PITT and wife, EMMA JANE PITT their heirs and assigns, forever.

And we do covenant with the said FRED L. PITT AND WIFE, EMMA JANE PITT 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., except as of record.

And we, Ben Merritt and wife, Bonnie R. Merritt d/b/a Ben Merritt Construction Company do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Fred L. Pitt and wife, Emma Jane Pitt, heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands s this 16th day of December, 19 74

Ben Merritt
BEN MERRITT

Bonnie R. Merritt
BONNIE R. MERRITT

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Martha B. Hall, a Notary Public in and for said County and State, the within named Ben Merritt and wife, Bonnie R. Merritt

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 16th day of December, 19 74.

Martha B. Hall, Notary Public

MARTHA B. HALL * NOTARY PUBLIC * DAVIDSON COUNTY, TENN.

Commission expires April 8, 1978.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared ....., with whom I am personally acquainted, and who, upon oath, acknowledged ....self to be ..... of the ....., the within named bargainor, a corporation, and that ....he as such ....., being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by ....self as .....

Witness my hand and seal, at office in ....., this ....day of ....., 19.....

....., Notary Public.

Commission expires .....