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

FORM NO. WD-1

BOOK 4890 PAGE 529

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 28,500.00

John V. Bransford
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13 DAY OF Feb., 1975.

A. Braden Floyd
Notary Public

MY COMMISSION EXPIRES: 5-22-77

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John Douglas Bransford (NAME)	Same (NAME)	143
Rt. 2, Old Charlotte Pike (STREET ADDRESS OR ROUTE NUMBER)	Same (STREET ADDRESS)	56
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Same (CITY) (STATE) (ZIP)	

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, Clyde S. Mayo and wife, Rubye Mayo

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John Douglas Bransford and Nancy S. McCarrell as joint tenants with right of surviorship

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 the 8th, formerly the 12th Civil District of Davidson County, Tennessee, described according to a survey made by S. H. Hutchison, Surveyor, September 27, 1957, as follows:

BEGINNING at a point in the Charlotte Pike, Jones Crowell's northeast corner, red oak pointer; thence south 4° west, with said Crowell's east line, 28 poles to the northeast corner of the property conveyed to Alice Hulon by deed from Arthur Lee Williams and wife, of record in Book 2495, page 308, Register's Office for said County; thence with Hulon's eastern boundary line, south 4° west 17 poles to a stone pile, white oak and persimon pointers at the northeast corner of another tract of said Alice Hulon; thence south 80° east 16 poles to a stake and hickory pointers; thence north 4° east 47 poles to a point in the Charlotte Pike; thence with said Pike, south 88° west 16 poles to the beginning.

BEING the same property conveyed to Clyde S. Mayo and Robert L. Campbell by Installment deed from Albert Lee Jennette and wife, of record in Book 2702, page 166, Register's Office for said County, and also being the same property conveyed to Clyde S. Mayo by warranty deed from Robert L. Campbell, of record in Book 2855, page 1, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as Old Charlotte Pike, Nashville, Tennessee.
(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 13 day of Feb, 1975

Clyde S Mayo

Rubye Mayo

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned BOOK 4890 PAGE 530, a Notary Public in and for said County and State, the within named Clyde S. Mayo and wife, Rubye Mayo

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 13 day of Feb 19 75

Commission expires 5-23-77

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) (his oath) acknowledged (themselves) (himself) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) as such _____ and (they) _____, 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
CLYDE S. MAYO AND WIFE,

RUBYE MAYO

TO
JOHN DOUGLAS BRANSFORD

C 8 8 0 9 3

IDENTIF. REFERENCE

FEB 19 1 22 PM '75

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

File: A. Braden Floyd, Jr.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

FEB 19 75	CONV	28,500.00			
FEB 19 75	S'TAX		A*	74.10	
FEB 19 75	PR'FEE		A*	.50	
FEB 19 75	W'DEED		A*	4.00	* 78.60