BOOK 4890 PAGE 811

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Patrick H. Shepard, et ux	DOBSON & JOHNSON, INC.	Map 104-5
(NAME) 314 Harvard Avenue	P. O. BOX 17427 (NAME) 311 PLUS PARK BOULEVARD	Pcl. 180
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tn. 37205	NASHVILLE, TENNESSEE 37217	
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of $10.00----------
----------TEN AND NO/100----------DOLLARS

Cash paid by Patrick H. Shepard and wife, Janet Hulme Shepard, and other good and valuable considerations, the receipt of which is hereby acknowledged.

FEB 20 75	CONV	18,000.00			
FEB 20 75	S'TAX		A*	46.80	
FEB 20 75	PR'FEE		A*	.50	
FEB 20 75	W'DEED		A*	4.00	* 51.30

We, Jack H. Sartin and wife, Margaret C. Sartin,

have bargained and sold, and by these presents do transfer and convey unto the said Patrick H. Shepard and wife, Janet Hulme Shepard,

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 416 on the map of Richland Realty Company's Subdivision "C" as of record in Book 421, page 31, Register's Office for said County.

Said Lot No. 416 fronts 70 feet on the northeasterly side of Harvard Avenue, and runs back 250 feet to an alley on which it measures 50 feet.

Being the same property conveyed to Jack H. Sartin and wife, Margaret C. Sartin by deed from Gilbert A. Lavender and wife, Margaret E. Lavender, of record in Book 4592, page 481, Register's Office for said County.

unimproved ( )
This is improved (XX) property, known as 314 Harvard Avenue
(House Number) (Street)
Nashville, Tn. 37205
(P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 hands this 14th day of February, 1975.

X Jack H. Sartin
Jack H. Sartin

X Margaret C Sartin
Margaret C. Sartin

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jack H. Sartin and wife, Margaret C. Sartin,

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, this 14th day of February, 1975.

My commission expires 10/4/78 Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, , a Notary Public of the State and County aforesaid, personally appeared , and , with whom I am personally acquainted, and who, upon oath, acknowledged to be and respectively of the , the within named bargainor, a corporation, and that as such and , being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in , this day of , 19 .

Notary Public

Commission expires .

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 18,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Patrick H. Shepard

Sworn to and subscribed before me
this 14th day of February, 1975.

My commission expires 10/4/78 Notary Public

This instrument was prepared by:

Name Address

WARRANTY DEED

FROM Jack H. Sartin, et ux

TO Patrick H. Shepard, et ux

C 8 8 2 1 3

IDENTIF. REFERENCE

FEB 20 11 38 AM '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Tennessee Title
Office of
Pioneer National Title Insurance Company
Suite 2114—Parkway Towers
404 James Robertson Parkway
NASHVILLE, TENNESSEE 37219
Phone 259-2290

THIS INSTRUMENT PREPARED BY:
DOBSON AND JOHNSON, INC.
311 PLUS PARK BOULEVARD
NASHVILLE, TENNESSEE 37217

RETURN TO:
DOBSON & JOHNSON, INC.

FORM 1002 HESSEY REV. 4/1/75