FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $11,250.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF April 1975

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

This Instrument Was Prepared By
DENNEY, LACKEY & CHERNAU
218 Third Avenue North
Nashville, Tennessee 37201

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Artie G. Brooks (NAME)	Same (NAME)	Map 103-5
10th Fl Third Natl Bk Bldg (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 21
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	(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~~ I, IRENE HOLMANS ADAMS, Successor Trustee

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ARTIE G. BROOKS

HEREINAFTER CALLED THE GRANTEES, ~~THEIR~~ HIS 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. 54 on the Plan of Hillwood Park, as of record in Book 3300, page 28, Register's Office for said County.

Said Lot No. 54 fronts 140.0 feet on the southerly side of Knob Road and extends back between parallel lines 290.0 feet to a dead line in the rear measuring 140.0 feet thereon.

Being part of the same property conveyed to Jack W. Lee, Trustee by deed from R. W. Grizzard and wife, of record in Book 3164, page 66, said Register's Office, the said Jack W. Lee having resigned as Trustee and being replaced by C. C. Adams, Successor Trustee, by instrument of record in Book 3315, page 28, and Book 3436, page 327, said Register's Office, the said C. C. Adams having resigned as Successor Trustee in an instrument of record in Book 4837, page 948, said Register's Office, with Irene Holmans Adams having been appointed Successor Trustee by instrument of record in Book 4905, page 877, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictions of record in Book 3312, page 104; and easements, setback lines, conditions of owners certificate, etc., as shown on plan of record in Book 3300, page 28, said Register's Office, and an Encroachment from Lot No. 53 of fence and driveway along east line.

This is unimproved (X) improved ( ) property, known as Knob Road (House Number) (Street), Nashville, Tennessee (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 2 2nd day of April, 1975

Irene Holmans Adams, Successor Trustee

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named Irene Holmans Adams, Successor Trustee

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 22nd day of April, 19 75

Commission expires Oct 26 1977

_____
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

WARRANTY DEED

FROM

Irene Holmans Adams

Successor Trustee

TO

Artie G. Brooks

C 95187

IDENTIF. REFERENCE

APR 22 12 16 PM '75

REGISTER
DAVIDSON COUNTY, TENN.

APR22'75	CONV	11,250.00			
APR22'75	S'TAX		A*	29.12	
APR22'75	PR'FEE		A*	.50	
APR22'75	W'DEED		A*	4.00	* 33.62

BROOKS REALTY
& CONSTRUCTION Co.
17th Floor - Third National Bank Bldg.
Nashville, Tennessee 37219
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Phone 255-5749 • 297-7698