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 $ 25000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28 DAY OF April, 1975

Notary Public

MY COMMISSION EXPIRES: 11-20-1976

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Traber & Robinson Attorneys, 217 Shady Grove Rd. Nashville, TN. 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Customs Quality Homes (NAME)	Lincoln Savings Bank (NAME)	Map 42-7
P.O. Box 15 (STREET ADDRESS OR ROUTE NUMBER)	Broadway at Boerum St. (STREET ADDRESS)	Par. 91
Hermitage, TN. 37076 (CITY) (STATE) (P. O. ZIP)	Brooklyn NY. 11206 (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, Charles L. Nichols III and wife, Susan Nichols,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Customs Quality Homes, Inc.

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 Lot No. 37 on the Plan of Section 1, Kemper Heights, of record in Book 2331, page 65, Register's Office for County.

Said Lot 37 fronts 80 feet on the south side of Westchester Drive and extends back 262 feet on the west line and 249 feet on the east lien to a dead line in the rear on which it measures 81.5 feet.

Being the same property conveyed to Charles L. Nichols III and wife, Susan Nichols by deed from Odis L. Tines and wife, Rosie L. Tines, as of record in Book 4404, page 157, said Register's Office.

The Grantees herein assume and promise to pay an obligation evidenced by an instrument of record in Book 3441, page 29, said Register's Office.

The escrow account as it relates to this property is hereby transferred to the Grantees, as is the hazard insurance.

This is improved (XX) unimproved ( ) property, known as 401 Westchester Dr. Nashville, TN. 37207
(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 this 28th day of April, 19 75

Charles L. Nichols III

Susan Nichols

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Charles L. Nichols III and wife, Susan Nichols

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 28th day of April 19 75

Commission expires 11-20-1976

Notary Public

TRADER-ANEY NOTARY PUBLIC DAVIDSON COUNTY

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) (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

Charles L. Nichols III et ux

TO

Customs Quality Homes, Inc.

C 96229

IDENTIF. REFERENCE

APR 30 10 57 AM '75

FELIX A. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

Mail to:
William G. Traber
P. O. Box 2255
Nashville, Tenn. 37214

APR 30 75	CONV	25,000.00			
APR 30 75	S'TAX		A*	65.00	
APR 30 75	PR'FEE		A*	.50	
APR 30 75	W'DEED		A*	4.00	* 69.50