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FORM NO. WD-1

PREPARED BY:
A. BRADEN FLOYD, JR. ATTY.
333 WHITE BRIDGE ROAD
NASHVILLE, TN 37205

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 37,500.00

James A. Fleming
Affiant

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

A. Braden Floyd, Jr.
Notary Public

MY COMMISSION EXPIRES: 3-23-77

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James A. Fleming (1)	First National Savings & Loan	Map 142-2
(NAME)	(NAME)	
118 Carriage Drive	Union at 4th Ave.	Par 107
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tenn.	Nashville, Tenn. 37219	
(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, Michael H. Stoddard and wife, Ruth E. Stoddard

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James A. Fleming and wife, Sarah P. Fleming

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 Davidson County, Tennessee, being Lot No. 159 on the Plan of Cross Timbers, Section III, as of record in Book 4175, page 21, Register's Office for said County.

SAID Lot No. 159 fronts 87.8 feet on the easterly margin of Carriage Drive and extends back 103.3 feet on the northerly line and 143.30 feet on the southerly line, to aline in the rear, which is a broken line, on which it measures 136.60 feet.

BEING the same property conveyed to Michael H. Stoddard andwife , Ruth E. Stoddard by deed from Robert Hendley and Robert N. Gambill d/b/a Hendley & Gambill, a partnership, of record in Book 4598, page 241, said Register's Office.

This is unimproved ( ) improved (X) property, known as 118 Carriage Drive (House Number) (Street) Nashville, Tenn. (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 28 day of April, 1975

Michael H. Stoddard

Ruth E. Stoddard

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 Michael H. Stoddard and wife, Ruth E. Stoddard

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 28 day of April, 1975

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 (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

MICHAEL H. STODDARD AND WIFE, RUTH E. STODDARD

TO

JAMES A. FLEMING AND WIFE, SARAH P. FELMING

C 99098

IDENTIF. REFERENCE

MAY 20 1 13 PH '75

REGISTER
DAVIDSON COUNTY, TENN.

Filed Final 2nd

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAY 20 75	CONV	37,500.00				
MAY 20 75 S'TAX			A*	97.50		
MAY 20 75 PR'FEE			A*	.50		
MAY 20 75	W'DEED		A*	4.00	*	102.00