BOOK 4916 PAGE 169 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 70,000.00

Travis R. Anderson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF May, 1975

Notary Public

MY COMMISSION EXPIRES: 5-2-77
(AFFIX SEAL)

STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
John G. Doak, Attorney 2525 Lebanon Road Nashville, Tenn. 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Travis R. Anderson et ux (NAME)	SAME (NAME)	0H-15652
214 Forrest Acres Dr. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tenn. 37220 (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, Melvin Jones & Ralph Stevens, Partners d/b/a American Homes

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Travis R. Anderson and wife, Wilma H. Anderson

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. 214 on the Plan of Oak Hill Estates, Section II, of record in Book 4460, page 36, 37 and 38, Register's Office for said County.

SAID Lot No. 214 fronts 136 feet on the easterly side of Forest Acres Drive and runs back 314.90 feet on the north line and 300.00 feet on the south line, to a dead line on which it measures 172.96 feet.

BEING part of the property conveyed to Ralph Stevens and Melvin Jones, d/b/a American Homes, by deed from J. B. Downey, Trustee, as of record in Book 4704, page 812, Register's Office for said County

This is unimproved ( ) improved (X) property, known as 214 Forrest Acres Drive Nashville, Tennessee 37220
(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 my hand this 21st day of May, 19 75

AMERICAN HOMES, RALPH STEVENS, PARTNER and MELVIN JONES, PARTNER

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 Melvin Jones & Ralph Stevens, Partners d/b/a American Homes

the bargainor, with whom I am personally acquainted, and who acknowledged that he, being so authorized to do executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 21 day of May 19 75

Commission expires 5-2-77

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 5-2-77

Notary Public

WARRANTY DEED

FROM

RALPH STEVENS AND

MELVIN JONES d/b/a AMERICAN HOMES

TO

TRAVIS R. ANDERSON ET UX

WILMA H. ANDERSON

C 9 9 9 3 6

IDENTIF. REFERENCE

MAY 28 10 39 AM '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAY28 75	CONV	70,000.00			
MAY28 75 S'TAX			A*	182.00	
MAY28 75 PB'FEE			A*	.50	
MAY28 75 W'DEED			A*	4.00	* 186.50

Please return to : Carriage Hill, Realtors
2548 Lebanon Road
Nashville, Tennessee 37214