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 $ 10.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF February, 1975.

Notary Public

MY COMMISSION EXPIRES: My Commission Expires Nov. 23, 1977

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
FOLEY & WEISS, ATTORNEYS 507 Stahlman Building Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lyndal Roberts et ux (NAME)	L. A. Newman & Co., Inc. (NAME)	23 W 1430
1800 Electric Avenue (STREET ADDRESS OR ROUTE NUMBER)	107 Third Avenue North (STREET ADDRESS)	Map 94-2
Nashville, Tennessee 37206 (CITY) (STATE) (P. O. ZIP)	Nashville, TEnnessee 37201 (CITY) (STATE) (ZIP)	Par 142

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, G. L. Waynick and wife, Caroline Waynick

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Lyndal Roberts and wife, Margaret Roberts

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 the west 57½ feet of Lot No. 65 in the United Electric Railway Addition in East Nashville Addition in East Nashville, Davidson County, Tennessee, as of record in Book 161, page 8, said Register's Office.

SAID Lot No. 65 fronts 57½ feet on the south side of Electric Avenue and runs back between parallel lines 150 feet to an alley.

BEING the same property conveyed to G. L. Waynick and wife, Caroline Waynick by deed from Associated Brokers, Inc., of record in Book 4706, page 9, Register's Office for Davidson County, TEnnessee.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights of way for public utilities applicable to this property; and taxes for thecurrent year which have been prorated and assumed by the Grantees herein.

AS PART of the above consideration, the Grantees herein, assumed and agree to pay the unpaid balance owing on a certain note, executed by the Grantors herein to L. A. NEWMAN & CO., INC. in the original principal amount of $7202.50, of record in Book 4706, page 11, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (XX) property, known as 1800 Electric Avenue, Nashville, TEnnessee
(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 hands this 26th day of February, 1975

G. L. Waynick

Caroline Waynick

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 G. L. Waynick and wife, Caroline Waynick

the bargainor S, 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 26th day of February 19 75

Commission expires My Commission Expires Nov. 23, 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
G. L. WAYNICK et ux

TO
LYNDAL ROBERTS, et ux

D 0 1 2 7 3

IDENTIF. REFERENCE

JUN 5 1 32 PM '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

File Box 8

JUN-5-75	CONV	10,200.00			
JUN-5-75	S TAX		A*	26.52	
JUN-5-75	PR FEE		A*	.50	
JUN-5-75	W DEED		A*	4.00	* 31.02