FORM NO. WD-1

BOOK 4919 PAGE 51

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 11,300.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF May, 19 75

Notary Public

MY COMMISSION EXPIRES: 2-5-79

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

WILKINS & ADAMS, ATTORNEYS 112 Stahlman Building Nashville, Tennessee 37201

NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Ned Dickins, Jr. (NAME) | First Investment Company (NAME) | Map 94-2 |
| 1800 Electric Avenue (STREET ADDRESS OR ROUTE NUMBER) | 2244 Mock Road (STREET ADDRESS) | Par 142 |
| Nashville, Tennessee (CITY) (STATE) (P. O. ZIP) | Columbus, Ohio (CITY) (STATE) (ZIP) | 23W 01430 |

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, LYNDAL ROBERTS and wife, MARGARET ROBERTS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO NED DICKINS, JR. and wife, FRANCES DICKINS

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 the west 57 1/2 feet of Lot No. 65 in the United Electric Railway Addition in East Nashville, Davidson County, Tennessee, as of record in Book 161, page 8, Register's Office for said County.

SAID part of Lot No. 65 fronts 57-1/2 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 Lyndal Roberts and wife, Margaret Roberts by deed from G. L. Waynick and wife, Caroline Waynick of record in Book 4919, page 46, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) 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 30th day of May, 19 75

Lyndal Roberts

Margaret Roberts

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Lyndal Roberts and wife, Margaret Roberts

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 30th day of May 19 75.

Commission expires 2-5-77

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
LYNDAL ROBERTS, ET UX

TO
NED DICKINS, JR., ET UX

D 0 1 2 7 5

IDENTIF. REFERENCE

JUN 5 1 37 PM '75

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

Rec'd / Book 8
WILKINS & ADAMS
ATTORNEYS-AT-LAW
112 STAHLMAN BUILDING
NASHVILLE, TENNESSEE 37201

Attorneys Title Company
Title Guaranteed
NASHVILLE, TENN.

| | | | | | | |
|---|---|---|---|---|---|---|
| JUN-5 75 | CONV | 11,500.00 | | | | |
| JUN-5 75 | S'TAX | | A* | 29.90 | | |
| JUN-5 75 | PR'FEE | | A* | .50 | | |
| JUN-5 75 | W'DEED | | A* | 4.00 | * | 34.40 |