6884932 JUL 15 '75

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 33,700.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF July, 1975

Notary Public

MY COMMISSION EXPIRES: 5-1-76

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
T. Edward Sisk, 6140 Hillsboro Road, Nashville, Tennessee 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Janet Lynn Dozier (NAME)	First Federal Savings & Loan Assn. (NAME)	Map No. 130-11
4510 Beacon Drive (STREET ADDRESS OR ROUTE NUMBER)	236 4th Avenue, North (STREET ADDRESS)	Parcel No. 86
Nashville, Tenn. 37215 (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. (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~~ I, THOMAS B. DOZIER, JR.,

HEREINAFTER CALLED THE GRANTORS ~~HAVE~~ HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JANET LYNN DOZIER

HEREINAFTER CALLED THE GRANTEES, ~~THEIR~~ HER 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 part of Lot No. 10 of Block "P" on the plan of Tyne Meade, Section 4, as of record in Book 1424, page 25, Register's Office for said County, described according to a survey made by George W. Watkins, Surveyor, for December 14, 1949, as follows:

Beginning on the westerly margin of Beacon Drive, at the corner of Lots Nos. 10 and 11, being the southeast corner of the property conveyed to Thomas L. Cummings, Jr. and wife by deed from Goodloe Chaffin, et al, of record in Book 1787, page 79, said Register's Office; thence with said Drive, southwardly 117 feet; thence westwardly 486.1 feet to the southeast corner of the property conveyed to Edward M. Guthrie and wife, by deed from Robert H. Furman and wife, of record in Book 2034, page 132, said Register's Office; thence with said Guthrie's easterly line, northwardly 103.2 feet, more or less, to the southerly line of said Cummings property; thence with said line, eastwardly 303 feet; thence northeastwardly 160 feet to the beginning.

Being the same property conveyed to Thomas B. Dozier, Jr. and wife, Margaret C. Dozier, by deed from Catherine Vernon Carpenter of record in Book 2153, page 375, Register's Office for Davidson County.
The said Grantor, Thomas B. Dozier, Jr., reserves unto himself a life estate in said above described property as long as he shall live, with the right to occupy and use said property as his own during his lifetime.
This conveyance is subject to all easements, restrictive covenants and set back lines as are applicable to the above described premises.

This is {unimproved / improved (x)} property, known as 4510 Beacon Drive (House Number) (Street) Nashville, Tennessee 37215 (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 15th day of July, 1975

THOMAS B. DOZIER, JR.

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, Janice S. Clinkenbeard, a Notary Public in and for said County and State, the within named Thomas B. Dozier, Jr.

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 15th day of July 19 75.

Commission expires 8/2/75

Janice S. Clinkenbeard
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 (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
THOMAS B. DOZIER, JR.

TO
JANET LYNN DOZIER

D 0 6 8 7 3

IDENTIF. REFERENCE

JUL 15 2 48 PM '75

FELIX A. ROBERTSON REGISTER
DAVIDSON COUNTY, TENN.

JUL 15 75	CONV	33,700.00				
JUL 15 75	S'TAX		A*	87.62		
JUL 15 75	PR'FEE		A*	.50		
JUL 15 75	W'DEED		A*	4.00	*	92.12

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.