This Form furnished by Attorneys Title Company, Inc.

BOOK 4932 PAGE 847 Form No. WD-2

FROM

Madlyn Luster

MAIL TO

Joe W. Sweatt, Sr.
1706 LONG AVE
NASHVILLE TENN 37206

For draftsman's use

This instrument prepared by
Graham B. Boyce, Attorney
515 Stahlman Building
Nashville, Tn. 37201

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Joe W. Sweatt, Sr. (NAME) | Same (NAME) | MAP 82-3 |
| 1706 Long Avenue (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | PAR 449 |
| Nashville, Tn. (CITY) (STATE) (P. O. ZIP) | (CITY) (STATE) (ZIP) | 20W 2710 |

(FOR REGISTER'S USE)

D07203

INDEXING REFERENCE

JUL 17 2 05 PM '75

REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$ 1650.00 Joe W Sweatt
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17 DAY OF July, 1975.

Notary Public

MY COMMISSION EXPIRES: Oct 26 1977

(AFFIX SEAL)

**For and in Consideration of** the sum of Sixteen Hundred Fifty and No/100 - - - - - - - - - - - - - - - - ($1650.00) - - - - - - - - - - - - - - - - **DOLLARS**

Cash in hand paid, receipt of which is hereby acknowledged,

I, Madlyn Luster, a widow,

have bargained and sold, and by these presents do transfer and convey unto the said Joe W. Sweatt, Sr., single

his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being the easterly 60 feet of the northerly 50 feet of Lot No. 4 on the Plan of A. W. Wills Subdivision of part of the McFerrin Land in Northeast Nashville, as of record in Book 57, Page 82, Register's Office for said County.

Said part of Lot No. 4 fronts 60 feet on the southerly side of Evanston Avenue and runs back between parallel lines with the westerly margin of an alley 50 feet to a dead line.

Being the same property conveyed to Madlyn Luster by deed from James Hulsey and wife, Beulah Mae Hulsey, of record in Book 4352 Page 44, Register's Office for Davidson County, Tennessee.

| | | | | | | |
|---|---|---|---|---|---|---|
| JUL 17 75 | CONV | *1,650.00 | | | | |
| JUL 17 75 | S'TAX | | A* | 4.16 | | |
| JUL 17 75 | R'FEE | | A* | .50 | | |
| JUL 17 75 | M'DEED | | A* | 4.00 | * | 8.66 |

BOOK 4932 PAGE 848

WD-2

This is { unimproved ( ) / improved ( ) } property, known as 406 Evanston Avenue (House Number) (Street) Nashville, Tn. P. O. Address: (City or Town) (Postal Zone)

**To Have and to Hold** the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Joe W. Sweatt, Sr., his heirs and assigns, forever.

And I do covenant with the said Joe W. Sweatt, Sr., that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And I, Madlyn Luster do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Joe W. Sweatt, Sr., his heirs and assigns against the lawful claims of all persons whomsoever.

Witness my hand this 17 day of July, 1975

Madlyn Luster

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Gordon D Boyce, a Notary Public in and for said County and State, the within named Madlyn Luster the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville Tennessee, this 17 day of July, 1975

Gordon D Boyce, Notary Public.

Commission expires oct 26, 1977

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ....., a Notary Public of the State and County aforesaid, personally appeared ....., with whom I am personally acquainted, and who, upon oath, acknowledged self to be ..... of the ....., the within named bargainor, a corporation, and that he as such ....., being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by self as .....

Witness my hand and seal, at office in ....., this ..... day of ....., 19.....

....., Notary Public.

Commission expires .....