FORM NO. WD-1

BOOK 4940 PAGE 251

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 50,000

Willard E Colgan
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF August 1975.

Josephine Douglas
Notary Public

MY COMMISSION EXPIRES: 8-23-75

(AFFIX SEAL)

R. PRICE NIMMO, ATTORNEY AT LAW, 308 CAVALIER BLDG., 95 WHITE BRIDGE RD. NASHVILLE, TN.
NAME ADDRESS

THIS INSTRUMENT WAS PREPARED BY

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Willard E. Colgan (NAME)	Same (NAME)	91-13
5912 Charlotte Pike (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	309
Nashville, Tn. 37209 (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~~ I, MARY DEMONBREUN (a single woman)

HEREINAFTER CALLED THE GRANTOR~~S~~, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO WILLARD E. COLGAN

HEREINAFTER CALLED THE GRANTEES~~X~~ his HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Being the westerly 29 feet of Lot No. 19 and the easterly 30.9 feet of Lot No. 20 on the Map of West Nashville Heights, as of record in Book 332, page 127, Register's Office for said County.

Said part of said lots adjoin and front together 59.9 feet on the northerly side of Charlotte Pike, and extends back between parallel lines 169.5 feet to an alley.

Being the same property conveyed to Ervin Demonbreun and wife, Mary Demonbreun, by deed from John N. Mullins and wife, Margaret M. Mullins, as of record in Book 4722, page 359, said Register's Office, the said Ervin Demonbreun having since died.

Said property is subject to easement for sewers and storm drainage as of record in Book 3934, page 183, Register's Office for said County.

unimproved ( )
This is improved (XX) property, known as 5912 (House Number) Charlotte Pike (Street) Nashville, Tennessee 37209 (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 8 day of August, 19 75.

Mary Demonbreun

STATE OF TENNESSEE
Davidson County

BOOK 4940 PAGE 252

Personally appeared before me, Josephine A McGaughey, a Notary Public in and for said County and State, the within named MARY DEMONBREUN

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 8th day of August 1975

Commission expires 8-23-75

Josephine A McGaughey
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
MARY DEMONBREUN, Single

TO
WILLARD E. COLGAN

D 10531

IDENTIF. REFERENCE

AUG 11 1 50 PM '75

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

AUG 11 75	CONV	50,000.00		
AUG 11 75	S TAX		A* 130.00	
AUG 11 75	PB FEE		A* .50	
AUG 11 75	W DEED		A* 4.00	* 134.50

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.