BOOK 4943 PAGE 372

FORM NO. WD-1

Prepared by and Return To:

Joel Riggs and Company
2319 Crestmoor Road
Nashville, Tennessee 37215

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 36,900.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Joel Riggs and Company
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Joseph W. Strella and (NAME)	Fidelity Federal Savings & Loan (NAME)	104-11
2405 Fairfax Avenue (STREET ADDRESS OR ROUTE NUMBER)	226 3rd Avenue North (STREET ADDRESS)	~~171~~ 169
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	24W 6825

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, Joseph Lloyd McAdams, Jr. and wife, Elizabeth Emery McAdams

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Joseph W. Strella and wife, Rebecca V. Strella

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 easterly part of lot Numbered "Three" (3) in the Bransford Realty Company's Subdivision of the Edgar Jones Home Place, the plan of which is of record in Book 421, page 7, Register's Office for said County.

Said part of said lot fronts fifty-seven (57) feet on the south side of Jones Avenue, now Fairfax Avenue, and extends back southwardly between parallel lines 185 feet, more or less, to an alley in the rear.

Being the same property conveyed to Joseph Lloyd McAdams, Jr., and wife, Elizabeth Emery McAdams by deed from W. B. Nicholson, a widower, of record in Book 4605, page 675, Register's Office for Davidson County, Tennessee.

AUG 19	CONV	36,900.00			
AUG 19	S'TAX		A*	95.94	
AUG 19	PR'FEE		A*	.50	
AUG 19	W'DEED		A*	4.00	* 100.44

This is unimproved ( ) improved (X) property, known as 2405 Fairfax 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 hand s this 15th day of August, 19 75

Joseph Lloyd McAdams Jr.

Elizabeth Emery McAdams

333

STATE OF TENNESSEE
Davidson County

BOOK 4943 PAGE 373

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Joseph Lloyd McAdams, 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 August 19 75

Commission expires ____ 1979

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

110345-0

WARRANTY DEED

FROM

Joseph Lloyd McAdams, Jr. and wife, Elizabeth Emery McAdams

TO

Joseph W. Strella and wife, Rebecca V. Strella

Prepared by:
Joel Riggs and Co.
2319 Crestmoor Rd.
Nashville, Tenn. 37215

D 11923

IDENTIF. REFERENCE

AUG 19 3 11 PM '75
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Elizabeth Emery McAdams

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 15th day of August 19 75

Commission expires Jan. 29, 1978

Sandra E. Love