BOOK 4945 PAGE 397, FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $2,150.00

/Richard A Pratt
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13 DAY OF August 19 75.

Notary Public

MY COMMISSION EXPIRES: May 10, 1976
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Donald Arkovitz, Attorney, 332 White Bridge Rd., Nashville, Tenn. 37209
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Richard A. Pratt, et ux (NAME)	Richard A. Pratt et ux (NAME)	Map No. 71-1-16
4406 Illinois Ave. (STREET ADDRESS OR ROUTE NUMBER)	4406 Illinois Avenue (STREET ADDRESS)	Parcel 16
Nashville, Tenn. 37209 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37209 (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, Sam Golden (Deceased) by First American National Bank, Executor of Estate of Sam Golden, but no further or otherwise

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Richard A. Pratt and wife, Vera Louise Pratt

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 Lots Nos. 309, 311 and 313 of Block 44, Plan No. 1, West Nashville, as of record in Book 57, pages 74 and 75, Register's Office for said County.

Said Lots Nos. 309 and 311 and 313 fronts together 75 feet on the northerly side of Illinois Avenue and run back between parallel lines with the easterly margin of an alley, 150 feet to an alley in the rear.

Being the same property conveyed to Sam Golden, by deed from Mollie Caplan, of record in Book 2861, page 465, Register's Office for said County, the grantee having since died testate.

This is improved (X) unimproved ( ) property, known as 4406 Illinois Avenue, Nashville, Tennessee 37209
(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 my hand this 5th day of August, 19 75

First American National Bank Executor Estate
BY of Sam Golden
VICE

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, STEVEN L. WEST, a Notary Public in and for said County and State, the within named Bob L. Andrews, Vice President and Trust Officer for First American National Bank, in capacity as Executor of Estate of Sam Golden (Deceased)

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 6th day of August 1975

Commission expires Nov. 21, 1978

Steven L. West
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
Sam Golden (Deceased) First American National Bank
Executor of Estate of Sam Golden

TO

Richard A. Pratt and wife,
Vera Louise Pratt

D 1 2 9 0 4

IDENTIF. REFERENCE

AUG 26 2 57 PM '75

REGISTER
DAVIDSON COUNTY, TENN.

AUG 26 75		CONV	*2,150.00		
AUG 26 75	S'TAX			A*	5.46
AUG 26 75	PR'FEE			A*	.50
AUG 26 75		W'DEED		A*	4.00
				*	9.96

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.