FORM NO. WD-1

BOOK 4948 PAGE 997

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 11,750.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES: Aug 8, 1977

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
JACK GREEN, ATTORNEY - 201 Thompson Lane Bldg., Nashville, TN 37211
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John Wm. Cosby (NAME)	(NAME)	92-6
2508 Clifton Road (STREET ADDRESS OR ROUTE NUMBER)	same (STREET ADDRESS)	608
Nashville, TN 37209 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	607

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, ~~XXX~~ I, John William Cosby

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Andrew L. Franklin

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: a one-half undivided interest in the following described realty creating a tenancy in common in the parties hereto:

TRACT NO. 1: Land in Davidson County, Tennessee, being Lot No.4 on the Map of Buchi's Subdivision, as of record in Book 421, page 66, Register's Office for said County.

Said Lot No.4 fronts 50 feet on the northerly side of the Clifton Pike and runs back between parallel lines 150 feet to an alley.

TRACT NO. 2: Land in Davidson County, Tennessee, being Lot No.5 on the Plan of Buchi's Subdivision of Not No.20 McNairy Subdivision,as of record in Book 421, page 66, Register's Office for said County. Said Lot No.5 fronts 50 feet on the north side of Clifton Pike and runs back between parallel lines 150 feet to an alley. Being the same property conveyed to John William Cosby by deed from A.A. Gorin and wife,Sammie O.Gorin, of record in Book 4944,page 778,Register's Office for Davidson County, Tennessee;

FOR THE FURTHER consideration that said Grantee becomes jointly liable with Grantor on a certain note in the principal amount of($23,500.00) Twenty-Three Thousand Five Hundred Dollars, payable in 120 monthly installments to Commerce Union Bank in Nashville, Tennessee, the sum of $310.56 first payment being due and payable on September 1st, 1975, and a like amount on the first day of each succeeding month, the last payment being for the sum of $309.42, being due on the first day of September, 1985, and secured by a deed of trust of record in Book 4944, page 780, Register's Office, Davidson County, Tennessee, and be affixing his signature hereto, the Grantee does acknowledge joint indebtedness with Grantor on said note.

This is ~~unimproved~~ ( ) improved (XX) property, known as 2508 Clifton Road (House Number) Nashville, Tennessee (Street) (P. O. Address) 37209 (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/our hand S this 6th day of September, 1975

John Wm Cosby — Andrew L Franklin

JOHN WILLIAM COSBY ANDREW L.FRANKLIN

STATE OF TENNESSEE
Davidson County

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named JOHN WILLIAM COSBY and ANDREW L. FRANKLIN

the bargainor S, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seat at Nashville, Tennessee, this 6th day of September 1975

Commission expires Aug 8, 1977

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
JOHN WILLIAM COSBY

TO
ANDREW L. FRANKLIN

D 14655

IDENTIF. REFERENCE

SEP 8 2 37 PM '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

SEP-8-75	CONV	11,750.00				
SEP-8-75	S'TAX		A*	30.42		
SEP-8-75	PR'FEE		A*	.50		
SEP-8-75	W'DEED		A*	4.00	*	34.92

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.