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Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$19,100.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF September, 19 75

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON, ATTORNEY, 3250 DICKERSON ROAD, NASHVILLE, TENNESSEE
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Thomas H. Sircy (NAME)	Tennessee Housing Development Agency (NAME)	25W 01165
5006 Dakota Avenue (STREET ADDRESS OR ROUTE NUMBER)	500 Hamilton Bank Building (STREET ADDRESS)	91-15
Nashville, TN 37219 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	238

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, Gary S. Bennett et ux Mable H. Bennett

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Thomas H. Sircy et ux Carolyn G. Sircy

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:

BEING part of The South Part of Block 17 on The Plan of The Realty Savings Bank & Trust Company's Revised Plan of The West Extension of Charlotte Park Company's first addition, as of record in Book 421, Page 18, Register's Office, Davidson County, Tennessee.

BEGINNING at a point in the north margin of Dakota Avenue, 110 feet east of the easterly margin of 51st Avenue North; thence northerly parallel to the east margin of 51st Avenue North, 150 feet to a point in the south margin of an alley; thence with the margin of said alley, easterly 50 feet to a point; thence southerly 150 feet to the north margin of Dakota Avenue; thence westerly with the margin of the same, 50 feet to the beginning.

BEING THE SAME property conveyed to Gary S. Bennett et ux Mable H. Bennett, as of record in Book 4665, Page 331, Register's Office, Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements.

This is unimproved ( ) improved (X) property, known as 5006 Dakota Avenue, Nashville, Tennessee 37219
(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 16th day of September, 19 75

Gary S. Bennett: Gary S Bennett

Mable H. Bennett: Mable H Bennett

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Gary S. Bennett et ux Mable H. Bennett

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 seal at Nashville, Tennessee, this 16th day of September 19 75

Commission expires 1-4-78

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 (his oath) (himself) upon (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) as such _____ (they) 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

FILE BOX 3

WARRANTY DEED

FROM

GARY S. BENNETT ET UX

MABLE H. BENNETT

TO

THOMAS H. SIRCY ET UX

CAROLYN G. SIRCY

D 16274

IDENTIFICATION REFERENCE

Sep 19 10 08 AM '75

FEE REGISTER
DAVIDSON COUNTY, TENN.

Edward Sedan
Attorney-at-Law
3250 DICKERSON ROAD
NASHVILLE, TENNESSEE 37207

SEP 19 75	CONV	19,100.00				
SEP 19 75	S'TAX		A*	49.66		
SEP 19 75	PR'FEE		A*	.50		
SEP 19 75	W'DEED		A*	4.00	*	54.16