BOOK 4953 PAGE 782 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 6,000.00

J M Sanders
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF Sept 19 75

Mae S Dickson
Notary Public

MY COMMISSION EXPIRES: 1-26-76
(AFFIX SEAL)

NOTARY PUBLIC STATE OF TENN. DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
William E. Higgins, attorney 338-46th Avenue North, Nash. Tn. 37209
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John M. Sanders, et ux (NAME)	S A M E (NAME)	91-16
3710 Nevada Ave (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	310 pul
Nashville Town 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, Roberta R. Williams, Nellie R. Richards, Mattie R. Winkler, Houston T. Ramsey, Rosemary R. Cockrill, Patricia R. Bateman, &Robert R. Ramsey

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John M. Sanders and wife Vella B. Sanders

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 Lot No. 5 of Block 15 in the Charlotte Park companies 2nd addition to Nashville, Tennessee, a plan of which is of Record in Book 57, Pages 160 and 161, R.O.D.C. Tennessee.

SAID Lot No. 5 fronts 50 feet on the Southerly side of 1st. Avenue and runs back between parallel lines 150 feet to an alley.

BEING the same property conveyed to Mrs. Roberta Snoddy Ramsey by deed from R.C. Snoddy and wife Mamie Snoddy as of record in Book 866, page 533, Register's Office for Davidson County, Tennessee, the said Mrs. Roberta Snoddy Ramsey having since died vesting title in her seven children, the Grantors herein, as her sole heirs at law.

This is unimproved ( ) improved (x) property, known as 3909 (House Number) Park Avenue (Street) Nashville, Tennessee (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 10th day of September, 19 75

x Nellie R. Richards

Rosemary R Cockrill

x Roberta R. Williams

x Mattie R. Winkler
MATTIE R. WINKLER

x Houston T. Ramsey

Patricia R. Bateman

Robert R. Ramsey

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, William E. Higgins, a Notary Public in and for said County and State, the within named Roberta R. Williams, Nellie R. Richards, Houston T. Ramsey, Rosemary R. Cockrill, Patricia R. Bateman and Robert R. Ramsey

the bargainors, 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 23rd day of September 19 75

Commission expires January 26, 1976

William E. Higgins
Notary Public

WILLIAM E. HIGGINS NOTARY PUBLIC DAVIDSON COUNTY

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 Roberta R. Williams, et al

TO John M. Sanders, et ux

D 16768

IDENTIF. REFERENCE

SEP 23 9 35 AM '75

FELIX Z. HUDSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

SEP 23 75 CONV *6,000.00
SEP 23 S'TAX A* 15.60
SEP 23 PR'FEE A* .50
SEP 23 W'DEED A* 4.00 * 20.10

STATE OF Georgia
County of Fulton

Personally appeared before me, Barbara L. Short, a Notary Public in and for said County and State, the within named Mattie R. Winkler

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 Georgia, this 10th day of September, 19 75

Barbara L. Short
Notary Public

Notary Public, Georgia State at Large
My Commission Expires May 8, 1976

Commission Expires _____