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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 $14,900.00

Randall E. Tidwell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF September, 1975.

Notary Public

MY COMMISSION EXPIRES: 11-30-76

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS & ADAMS, ATTORNEYS 112 Stahlman Building Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Randall E. Tidwell (NAME)	Mortgage Associates, Inc. (NAME)	12D-51305
338 Edith Avenue (STREET ADDRESS OR ROUTE NUMBER)	1835 Savoy Drive, N.E. #300 (STREET ADDRESS)	71-11
Nashville, Tenn. 37207 (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia 30341 (CITY) (STATE) (ZIP)	86

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, Margaret Robinson Smith Cowan

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Randall E. Tidwell and wife, Patsy J. Tidwell

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 part of Lot No. 2 on the plan of the Ogden property of record in Plat Book 1, Pages 115 and 133, Chancery Court Clerk's Office for Davidson County, Tennessee, and being the easterly 54 feet front and 58.5 feet rear of Lot 1 on a survey of said Lot No. 2 for W. West made by Z. J. Wilkinson, dated July 22, 1952, and described in part according to a survey of John Kohl, dated September 25, 1975, as follows:

BEGINNING at a point in the northerly margin of Edith Avenue at an iron pin; thence northwardly 158 feet to an iron pin; thence westwardly 58.5 feet (passing an iron pin at 54.0 feet), to a point; thence southwardly 163 feet more or less, to a point in the northerly margin of Edith Avenue; thence with the margin of the same eastwardly 55 feet to the point of beginning.

BEING the same property conveyed to Elmer C. Smith and wife, Margaret Robinson Smith by deed from William Murry Wilkes and wife, Erma L. Wilkes, of record in Book 2808, Page 527, said Register's Office. The said Elmer C. Smith having since died and Margaret Robinson Smith having remarried.

This is ( ) unimproved (X) improved property, known as 338 Edith Avenue, Nashville, Tennessee 37207
(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 29th day of September, 1975

Margaret Robinson Smith Cowan

Margaret Robinson Smith Cowan

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Margaret Robinson Smith Cowan

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 29th day of September 1975.

Commission expires 11-30-76

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

MARGARET ROBINSON SMITH COWAN

TO

RANDALL E. TIDWELL and wife,

PATSY J. TIDWELL

D 18450

IDENTIF. REFERENCE

OCT 3 1 32 PH '75

REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OCT-3'75	CONV	14,900.00				
OCT-3'75	S'TAX		A*	38.74		
OCT-3'75	PR'FEE		A*	.50		
OCT-3'75	W'DEED		A*	4.00	*	43.24