FORM NO. WD-1

BOOK 4961 PAGE 312

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 14,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF October, 19 75

Notary Public

MY COMMISSION EXPIRES: 7/19/78

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY LUCIEN DALE, Attorney, 1406 Nashville City Bank & Trust Building, Nashville, Tennessee 37201

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John D. Braden & wife, Era L. Braden (NAME)	(NAME)	71-8
Route #1, Frank Ewing Tennessee (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par 204
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	12D-3340

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~~ I, Betty Ann Harbison

HEREINAFTER CALLED THE GRANTOR~~S~~ HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John D. Braden and wife, Era L. Braden

HEREINAFTER CALLED THE GRANTEES~~XXXXXX~~ his 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 Lot No. 75 on the Map of Section One, Joywood Heights, as of record in Book 1130, Page 91, Register's Office for said County.

Said Lot No. 75 fronts 60 feet on the north side of Wesley Avenue and runs back between parallel lines 160 feet to a dead line.

Being the same property which was divested out of Wayne Davis Harbison, and vested in Betty Ann Harbison, by Final Decree of record in Book 4926, Page 800, Register's Office for Davidson County, Tennessee.

This is improved (X) unimproved ( ) property, known as 525 Wesley 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 13th day of October, 19 75

Betty Ann Harbison
Betty Ann Harbison

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, Martha Shepard, a Notary Public in and for said County and State, the within named Betty Ann Harbison

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 13th day of October, 1975.

Commission expires 7/18/78

Martha Shepard
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
BETTY ANN HARBISON

TO
JOHN D. BRADEN & wife,
Era L. Braden

Mail To: John D. Braden Rt #1 Franklin Tennessee

OCT 14 75 CONV 14,000.00
OCT 14 75 S'TAX A* 36.40
OCT 14 75 PR'FEE A* .50
OCT 14 75 W'DEED A* 4.00 * 40.90

D 19883

IDENTIF. REFERENCE

OCT 14 3 44 PM '75

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.