This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

Pauline Akins

TO

John Forster and wife Lucy Forster

For draftsman's use

This instrument was prepared
By W. L. BAINBRIDGE, III
119 Union St. Nashville, Tenn.

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John Forster (NAME)	Advance Mortgage Company (NAME)	Map-72-10
1701 Northview Avenue (STREET ADDRESS OR ROUTE NUMBER)	First National Bank Bldg. (STREET ADDRESS)	Par. 263
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	P. O. Box 660 Detroit, Michigan (CITY) (STATE) (ZIP)	

mail to

(FOR REGISTER'S USE)

D20655

T IDENTIF. REFERENCE

OCT 20 3 24 PM '75

FELIX A. GILSON REGISTER DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 12,000.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF October, 19 75.

Notary Public

MY COMMISSION EXPIRES: Feb. 5, 1977

(AFFIX SEAL)

For and in Consideration of the sum of Ten and 00/100 ($10.00) and other good valuable consideration, receipt of which is hereby acknowledged, and the assumption of the unpaid balance of an orginal note for $9,200.00 DOLLARS secured by Deed of Trust of record in Book 3735, page 425, Register's Office for Davidson County, Tennessee.

I, Pauline Akins have bargained and sold, and by these presents do transfer and convey unto the said John Forster and wife, Lucy Forster 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. 3. on an unrecorded Plan of Northview Subdivision, and the north one-half of an alley adjoining said lot as closed by instrument of record in Book 3072, page 185, Register's Office, and described according to a copy of a survey thereof made July 23, 1938, by W. B. Southgate, Surveyor, as follows:

BIGINNING at a point in the easterly margin of Northview Avenue at the center line of the intersection of a 13 foot alley, as closed by instrument above referred to; said point being 116 1/2 feet north of the northeast intersection of said Avenue and Otey Avenue; thence along along the easterly margin of said Northview, northerly 63 1/2 feet to a corner of Lot 4 on said Plan; thence with the dividing line between Lots No, 3 and 4 on said Plan; easterly 150 feet to the westerly boundary of the John Neuoff Property; thence with the boundary of same, southerly 63 1/2 feet to a point in the center line of said 13 foot alley, as closed; thence with the center of the same, westerly 150 feet to the point of beginning.

BEING the same property conveyed to Pauline Akins by Deed from John Forster and wife Lucy Forster , of record in Book 4367, page 46 R. O. D. C.

TOGETHER with an easement for driveway across Lot No. 1 and an abandoned alley lying south of the subject property, which is described as follows:

Beginning in the centerline of an abandoned alley closed by instrument of record in Book 3072, page 185, Register's Office for said County, said alley lying between Lots Nos. 1 and 3 on said plan, said point being in the easterly margin of Northview; thence with the center of said Alley, easterly 40 feet to a point; thence southerly, parallel to Northview Avenue, 6 1/2 feet to the north margin of said abandoned alley; thence with the margin of the same, westerly 15 feet to a point; thence southerly parallel to

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Northview Avenue, 3.5 feet to a point; thence westerly 25 feet to a point in the easterly margin of Northview Avenue; thence with the margin of the same, northerly 10 feet to point of beginning

WD-2

This is { unimproved / improved } property, known as 1701 Northview Avenue Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said John Forster and wife Lucy Forster their heirs and assigns, forever.

And I do covenant with the said John Forster and wife Lucy Forster that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered., except as noted above.

And I, Pauline Akins do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said John Forster and wife Lucy Forster their heirs and assigns against the lawful claims of all persons whomsoever.

Witness my hand this 17th day of October, 1975

Pauline Akins

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Evelyn Strasser, a Notary Public in and for said County and State, the within named Pauline Akins

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 17 day of October, 1975.

Evelyn Strasser, Notary Public.

Commission expires Feb. 5, 1977

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, , a Notary Public of the State and County aforesaid, personally appeared , with whom I am personally acquainted, and who, upon oath, acknowledged self to be of the , the within named bargainor, a corporation, and that he as such , being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by self as .

OCT 20 R'S TAX A* 31.20
OCT 20 R'FEE A* .50
A* 4.00 * 35.70

Witness my hand and seal, at office in ,

this day of , 19 .

, Notary Public.

Commission expires