BOOK 4969 PAGE 779

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 18,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF November 19 75.

Notary Public

MY COMMISSION EXPIRES: 7/20/76

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
FOLEY & WEISS, ATTORNEYS 507 Stahlman Bldg. Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Homer H. Hamilton (NAME)	First Federal S & L Assoc. (NAME)	15DA-04620
1026 Dozier Place (STREET ADDRESS OR ROUTE NUMBER)	236 4th Avenue North (STREET ADDRESS)	
Nashville, Tenn. (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. 37201 (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, RUSSELL A. STEWARD and wife, VIRGINIA STEWARD

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO HOMER H. HAMILTON

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 Lot No. 9 and the southwesterly triangular part of Lots No. 36 on the Map of Dozier Place, as of record in Book 974, page 51, Register's Office for said County.

SAID Lot No. 9 and part of Lot No. 36 front together 53.3 feet on the southerly side of Dozier Avenue and extends back 165.1 feet on the westerly line and 169 feet more or less on the easterly line to a dead line, measuring .48 feet more or less thereon.

BEING the same property conveyed to Russell A. Steward and wife, Virginia Steward by Deed from Emma Jean Wells of record in Book 4253, page 799, Register's Office for Davidson County, Tennessee.

As part of the above consideration, the Grantee herein, assumed and agrees to pay the unpaid balance owing on a certain note, executed by the Grantors herein to First Federal Savings and Loan Association in the original principal amount of $10,250.00, of record in Book 4140, page 559, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 1026 Dozier Place Nashville, Tennessee
(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 6th day of November, 19 75

Russell A. Steward
RUSSELL A. STEWARD

Virginia Steward
VIRGINIA STEWARD

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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 Russell A. Steward and wife, Virginia Steward

the bargainor, 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 6th day of November 1975

Commission expires July 20, 1976

Peter Weiss
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 (their several oaths) (his oath) (themselves) (himself) acknowledged 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 RUSSELL A. STEWARD ETUX

TO HOMER H. HAMILTON

D 23764

IDENTIF. REFERENCE

Nov 10 4 05 PM '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

NOV 10 75	CONV	18,000.00		
NOV 10 75	S'TAX		A* 46.80	
NOV 10 75	PR'FEE		A* .50	
NOV 10 75	W'DEED		A* 4.00	* 51.30

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

file in Supply