BOOK 4970 PAGE 146

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $5,709.49

X Flona W. Blalock
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF November, 19 75

Barbara C. Fuller
Notary Public

MY COMMISSION EXPIRES: 3-8-1981

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Wilkins & Adams, Attorneys, 401 Union St., Nashville, TN 37219 From information furnished by the parties
ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Flona W. Blalock (NAME)	Same (NAME)	MAP 82-3
4116 Media Street (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	PAR 128
Nashville, TN 37209 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	20W 15250

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, John L. Sanders, a widower

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Flona W. Blalock

her

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. 8 on the Plan of W. T. Fitzpatrick's Re-Subdivision of Lots 15 to 22 and ten feet of Lot No. 14 inclusively of the Benedict Land Company's Subdivision as of record in Book 421, page 76, Register's Office for Davidson County, Tennessee.

SAID Lot No. 8 fronts forty (40) feet on the east side of North Second Street and runs back between parallel lines 181 feet to an alley.

BEING the same property conveyed to John L. Sanders and wife, Emma E. Sanders, by installment deed from Flona Blalock of record in Book 4475, page 134, Register's Office for Davidson County, Tennessee, the said Emma E. Sanders having since died.

The consideration for this transfer is the agreement of the grantee to cancel a debt in the amount of $5,709.49, said amount representing the principal balance due on a note in the original amount of $6,400.00 executed by John L. Sanders and wife, Emma E. Sanders, and payable to Flona Blalock, as part of the purchase money for the within described property. It is the agreement of the parties that the acceptance and recording of this deed shall constitute a cancellation of said note and a release of the vendor's lien retained to secure said note in the aforesaid installment deed.

This is unimproved ( ) improved (X) property, known as 1009 North Second Street, Nashville, TN 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 8th day of November, 19 75

X John L Sanders
JOHN L. SANDERS

BOOK 4970 PAGE 147

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John L. Sanders

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 8th day of November 1975.

Commission expires 3-8-78

Barbara Curley
Notary Public

CURLEY * NOTARY PUBLIC * DAVIDSON COUNTY, TENN.

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

D 23944

WARRANTY DEED

FROM

JOHN L. SANDERS

TO

FLONA W. BLALOCK

IDENTIF. REFERENCE

Nov 11 3 11 PM '75

FELIX L. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

NOV 11 75	CONV	*5,709.49			
NOV 11 75	S'TAX		A*	14.82	
NOV 11 75	PR'FEE		A*	.50	
NOV 11 75	W'DEED		A*	4.00	* 19.32

Attorneys Title Company
Titles Guaranteed

NASHVILLE, TENN.

Return to
WILKINS & ADAMS, ATTORNEYS
FIDELITY FEDERAL BUILDING
401 UNION STREET
NASHVILLE, TENNESSEE 37219