FORM NO. WD-1

BOOK 4978 PAGE 644

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 27,500.00

Ben Merritt
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28 DAY OF Nov. 1975.

Notary Public

MY COMMISSION EXPIRES: 11-21-78R

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Traber & Robinson Attorneys, 217 Shady Grove Rd. Nashville, TN 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ben Merritt (NAME)	Lomas & Nettleton Co. (NAME)	84-12
8224 Luree Lane (STREET ADDRESS OR ROUTE NUMBER)	3200 Pacific Beach (STREET ADDRESS)	71
Nashville, TN. 37076 (CITY) (STATE) (P. O. ZIP)	Virginia Beach, Va. 23451 (CITY) (STATE) (ZIP)	

mail for

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, Roy A. Williams and wife, Kathleen R. Williams

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ben Merritt and wife, Bonnie R. Merritt

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. 144 on the Map of Maplecrest Subdivision of record in Book 1835, page 27, Register's Office, Davidson County, Tennessee, and the southerly 10 feet of an 20-foot alley, closed by instrument of record in Book 3436, page 320, Register's Office for said County as follows:

Beginning at a point in the northerly margin of Maplecrest Drive, at the common corner of Lots Nos. 144 and 145; thence in a northerly direction with the line between said lots, 142 feet to a concrete monument at the southeasterly corner of Lot 142 on the Plan of Maplecrest, Sec. 2, of record in Book 3500, page 6, said Register's Office, formerly the center line of a 20-foot alley, now closed (supra); thence northwesterly with the south line of said Lot 142, 108.03 feet to a point in the easterly margin of Fairway Drive, the southwest corner of said Lot 142 and formerly in the center of said 20-foot alley; thence southwestwardly with said margin of said Fairway Drive, 155.4 feet to a concrete monument at the beginning of a curve to the left having a radius of 20 feet; thence around said curve, southeastwardly 35.91 feet to a monument in the northerly margin of Maplecrest Drive; thence with said Drive, eastwardly 128.58 feet to the point of beginning.

Being the same property conveyed to Roy A. Williams and wife, Kathleen R. Williams by deed from James F. Fitzpatrick, as of record in Book 4858, page 100, said Register's Office.

The grantees herein assume and promise to pay an obligation evidenced by an instrument in foavor Lomas & Nettleton Co. said Register's Office.

The escrow account as it relates to this property is hereby transferred

This is ~~unimproved ( )~~ improved (X) property, known as 2422 Maplecrest Drive, Nashville, TN. 37214 (cont. on back)
(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 28th day of November, 19 75

Roy A Williams

Kathleen R Williams

PREPARED FROM INFORMATION AND DOCUMENTS PROVIDED BY

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Roy A. Williams and wife, Kathleen R. Williams

the bargainor S, 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 28 day of November, 19 75

Commission expires 11/21/78

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) acknowledged (themselves) (himself) 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
Roy A. Williams et ux

TO
Ben Merritt et ux

D 27865

IDENTIF. REFERENCE

DEC 11 1 46 PM '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

to the Grantees, as is the hazard insurance.

DEC 11 75	CONV	27,500.00			
DEC 11 75	S'TAX		B*	71.50	
DEC 11 75	PR'FEE		B*	.50	
DEC 11 75	W'DEED		B*	4.00	* 76.00