BOOK 5002 PAGE 29 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $1,748.00

Ozie B. Winters
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF February, 1976

Regina L. Brandon
Notary Public

MY COMMISSION EXPIRES: 11/21/78

(AFFIX SEAL)

NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY

Phillip Robinson, Attorney, 213 3rd Ave., N., Nashville, TN

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rachel Winters (NAME)	Rachel Winters (NAME)	MAP 81-11
4025 Lafayette St. (STREET ADDRESS OR ROUTE NUMBER)	4025 Lafayette Street (STREET ADDRESS)	PAR. 519
Old Hickory, TN 37138 (CITY) (STATE) (P. O. ZIP)	Old Hickory, TN 37138 (CITY) (STATE) (ZIP)	m.p.

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, Ozie B. Winters

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Rachel Winters,

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 the southerly 33 feet of lot no. 205 on the plan of McGavock, Wetmore and others Second Addition to Nashville, called the Addition to the Town of McGavock, as of record in Book 21, page 41, Register's Office for said County.

Said southerly part of lot No. 205 fronts 33 feet on the easterly side of 14th Avenue, North, formerly Alberta Avenue, and runs back between parallel lines, 170 feet to an alley.

Being the same property conveyed to Ozie B. Winters by deed from Jack J. Cohen, et ux and Leon Gilbert as of record in Book 4526, page 821, Register's Office for Davidson County, Tennessee.

RECEIVED

This is ( ) unimproved (X) improved property, known as 1604-14th Avenue, North, 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 my hand this 19th day of February, 1976

Ozie B. Winters

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Regina J. Bearden, a Notary Public in and for said County and State, the within named Ozie B. Winters

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 19th day of February 1976

Commission expires 11/21/78

Regina J. Bearden
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) as such _____ and (they) _____, 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 Ozie B. Winters

TO Rachel Winters

D 38544

IDENT. REFERENCE

MAR 3 10 43 AM '76

REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAR-3%	CONV	*1,748.00			
MAR-3%S'TAX			B*	4.42	
MAR-3%PB'FEE			B*	.50	
MAR-3%	W'DEED		B*	4.00	* 8.92