BOOK 5011 PAGE 260 FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 31,400.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF March 19 76

Notary Public

MY COMMISSION EXPIRES: 2/5/79

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
ALAN L. SATURN, Esq. 26th Floor, First American Center, Nashville, Tenn. 37238
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JOSEPH C. NELSON, et ux (NAME)	MORTGAGE ASSOCIATES, INC. (NAME)	
467 Owendale Drive (STREET ADDRESS OR ROUTE NUMBER)	1835 Savoy Drive, N.E. #300 (STREET ADDRESS)	150-1
Antioch, Tenn. 37013 (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia 30341 (CITY) (STATE) (ZIP)	213 PW

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, CHRISTOPHER E. WYRE and wife, MITZI HUGHES GOTTO WYRE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOSEPH C. NELSON and wife, DEBRA A. NELSON

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. 323 on the Plan of Cherry Hills, Section 3, as of record in Book 4175, page 59, Register's Office for said County.

SAID Lot No. 323 fronts 80 feet on the westerly side of Owendale Drive and extends back 106 feet on the northerly line and 170 feet on the southerly line to a dead line and measures 111.87 feet thereon.

BEING the same property conveyed to Mitzi Hughes Gotto by Quitclaim Deed from Pat Nichol, Trustee, of record in Book 4959, page 174, Register's Office for said County, Mitzi Hughes Gotto and Mitzi Hughes Gotto Wyre being one and the same person.

This is unimproved ( ) improved (X) property, known as 467 Owendale Drive, Antioch, Tennessee 37013
(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 this 26th day of March, 19 76

Christopher E. Wyre
CHRISTOPHER E. WYRE

Mitzi Hughes Gotto Wyre
MITZI HUGHES GOTTO WYRE

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 CHRISTOPHER E. WYRE and wife, MITZI HUGHES GOTTO WYRE

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 26th day of March 19 76

Commission expires 2/7/79

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) (himself) (themselves) 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
CHRISTOPHER E. WYRE, et ux

MITZI HUGHES GOTTO WYRE

TO
JOSEPH C. NELSON, et ux

DEBRA A. NELSON

PLEASE MAIL RECORDED DEED TO:
Alan L. Saturn, Esquire
26th Floor
First American Center
Nashville, Tennessee 37238

D 42816

IDENTIF. REFERENCE

APR 1 2 20 PM '76

FEE REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

APR-1 76	CONV	31,400.00			
APR-1 76 S'TAX			B*	81.64	
APR-1 76 PR'FEE			B*	.50	
APR-1 76	W'DEED		B*	4.00	* 86.14