BOOK 5021 PAGE 583

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 14,500.00

Gary W. Wilkes
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF April, 1976

Notary Public

MY COMMISSION EXPIRES: 7/20/78
(AFFIX SEAL)

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

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gary W. Wilkes, single (NAME)	The Lomas & Nettleton Company (NAME)	103-2-35
260 Osceola Ave. (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 964 (STREET ADDRESS)	
Nashville, Tenn. 37209 (CITY) (STATE) (P. O. ZIP)	Virginia Beach, Va. 23451 (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, JENNER W. BENNETT, SR., and wife, ALDA NADINE BENNETT

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO GARY W. WILKES, single

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. 17 on the Plan of W.N. Price's Subdivision of Lot No. 19, C.C. Vernon Farms, as of record in Book 421, page 36, Register's Office for said County.

SAID Lot No. 17 fronts 50 feet on the easterly side of Osceola Avenue and runs back 198.82 feet on he northerly line and 198.9 feet on the southerly line to an alley and shows 50 feet on said alley, 10 feet having been taken off the front of said lot to widen Osceola Avenue.

BEING the same property conveyed to Jenner W. Bennette, Sr., and wife, Alda Nadine Bennett by Deed from James Allen Singleton and wife, Mattie L. Singleton of record in Book 4854, page 858, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights of way for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee herein.

This is unimproved (x) improved ( ) property, known as 206 Osceola Ave. Nashville, Tenn. 37209
(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 27th day of April, 19 76

Jenner W. Bennett Sr.
JENNER W. BENNETT, SR.

Alda Nadine Bennett
ALDA NADINE BENNETT

AUGUST [illegible] 29[illegible]

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jenner W. Bennett, Sr., and wife, Alda Nadine Bennett

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 27th day of April, 19 76

Commission expires 7/20/76

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 (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

WARRANTY DEED

FROM
JENNER W. BENNETT, SR., ETUX

TO
GARY W. WILKES, SINGLE

File in Box 4

D 47527

IDENTIF. REFERENCE

MAY 4 1 35 PM '76

REGISTER'S
DAVIDSON COUNTY, TENN.

MAY-47	CONV	14,500.00		
MAY-47	S'TAX		B*	37.70
MAY-47	FR'FEE		B*	.50
MAY-47	W'DEED		B*	4.00 * 42.20

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.