BOOK 5026 PAGE 71

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

DEARBORN & EWING, ATTORNEYS, NASHVILLE, TENNESSEE

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Larry S. Pelham & Patricia K. Pelham	Same	81-13
(NAME) 3638 Clarksville Hwy.	(NAME) (STREET ADDRESS)	26
(STREET ADDRESS OR ROUTE NUMBER) NASH, TN. 37218		
(CITY) (STATE) (P. O. ZIP)	(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, W. H. Meadows, Jr. and wife, Margaret Meadows

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Larry S. Pelham and wife, Patricia K. Pelham

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 easterly 40 feet of Lot No. 210 on the Map of McGavock's Addition to the Town of Nashville, as of record in Book 21, page 23, Register's Office for said County.

Said part of Lot No. 210 fronts 40 feet on the southerly side of Buchanan Street, formerly the Hydes Ferry Pike, and runs back between parallel lines 150 feet, more or less, to an alley.

Being the same property conveyed to W. H. Meadows, Jr. by deed from Ermine Oneattie Meadows, of record in Book 3902, page 227, Register's Office for said County.

unimproved ( )
This is improved (X) property, known as 905 Buchanan Street, Nashville, Tennessee 37208
(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 successors, assigns 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 13th day of May, 19 76

W. H. Meadows, Jr.

Margaret Meadows

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Dorthula Spurlock, a Notary Public in and for said County and State, the within named W. H. Meadows, Jr. and wife, Margaret Meadows, 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 13th day of May, 1976

Commission Expires: 2-11-78

Dorthula Spurlock
Notary Public

DORTHULA SPURLOCK NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF)
COUNTY OF)

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 purpose 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 ___ day of _____, 19__.

My Commission Expires: _____

_____
Notary Public

WARRANTY DEED

FROM
W. H. MEADOWS, JR. and wife,
MARGARET MEADOWS
TO
LARRY S. PELHAM and wife,
PATRICIA K. PELHAM

RETURN TO:
COMMERCE UNION BANK
3219 CLARKSVILLE HWY.
NASHVILLE, TN 37218
Attn: F. Ronald Martin

D 49565

IDENTIF. REFERENCE

MAY 17 3 13 PM '76

FELIX Z WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

RETURN TO:
Dearborn & Ewing
ATTORNEYS
NASHVILLE, TENN.

MAY 17 76	CONV	10,000.00			
MAY 17 76	S'TAX		B*	26.00	
MAY 17 76	PR'FEE		B*	.50	
MAY 17 76	W'DEED		B*	4.00	* 30.50

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this conveyance is $ 10,000.00

Larry S. Pelham
Affiant

Subscribed and sworn to before me this 13th day of May, 1976

My Commission Expires: 2-11-78

Dorthula Spurlock
Notary Public

DORTHULA SPURLOCK NOTARY PUBLIC DAVIDSON COUNTY, TENN.