BOOK 5029 PAGE 961

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 7,300.00

Carl M. McMurtry
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF May 19 76

Deputy Register

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 7,300.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE _____ DAY OF May 19 76.

Notary Public

MY COMMISSION EXPIRES: 11-18-76

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
James W. Stinnett, Jr., Attorney, 108 South Main Street, Ashland City, TN 37015
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Wanda J. McMurtry et vir (NAME)	Same (NAME)	
434 Emmett (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	58-5
Madison, Tenn. (CITY) (STATE) (P. O. ZIP)	37115 (CITY) (STATE) (ZIP)	76

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, Leonard Eldridge and wife, Joyce L. Eldridge

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Wanda J. McMurtry and husband, Carl M. McMurtry

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. 45 and the easterly 10 feet of Lot No. 44, Block "I" on the Revised Plan of Power and Roth's Madison Park Subdivision, of record in Book 843, page 7, Register's Office for said County.

Said Lot No. 45 and the easterly 10 feet of Lot No. 44 adjoin and front together 70 feet on the south side of Emmett Avenue, and run back between parallel lines with the west margin of Idlewild Avenue, 200 feet to the north line of Lot No. 46 of said block.

BEING the same property conveyed to Leonard Eldridge and wife, Joyce L. Eldridge, by deed from William W. Tucker and wife, Annie B. Tucker, of record in Book 3105, page 593, Register's Office for Davidson County, Tennessee.

This is improved ( ) unimproved ( ) property, known as 434 Emmett St. Madison, Tenn. 37115
(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 hands this 27 day of May, 19 76

Leonard Eldridge

Joyce L. Eldridge

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STATE OF TENNESSEE
~~Davidson~~ County
Cheatham

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Leonard Eldridge and wife, Joyce L. Eldridge

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 Ashland City, Tennessee, this 27 day of May 19 76

Commission expires 11-18-76

Ronnie Anderson
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

D 5 1 3 0 9

IDENTIF. REFERENCE

MAY 28 12 59 PM '76

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM
LEONARD ELDRIDGE et ux

TO
WANDA J. McMURTRY et vir

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAY28 76	CONV	*7,300.00			
MAY28 76 S'TAX			B*	18.98	
MAY28 76 PR'FEE			B*	.50	
MAY28 76	W'DEED		B*	4.00	* 23.48