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This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM Charles Thomas Buchanan Et Ux

TO Michael W. Powell ET Ux

RETURN TO CLYDE PAUL HOLLAND, ATTY. 2016 Parkway Towers Bldg. Nashville, Tennessee 37219

For draftsman's use

This instrument prepared by CLYDE PAUL HOLLAND, ATTY. 2016 Parkway Towers Bldg. Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael W. Powell (NAME)	First and Mid-South Mortgage Co (NAME)	52-12
601 Canton Pass (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2568 (STREET ADDRESS)	69
Madison, Tennessee 37115 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

D56015

IDENTIF. REFERENCE

JUN 29 3 07 PM '76

FEE REGISTER DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 24,500.00 Michael W. Powell Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF June 1976

Notary Public

MY COMMISSION EXPIRES: 10-21-80

(AFFIX SEAL)

For and in Consideration of the sum of ---------TEN AND NO/100---------

----------($10.00)---------- DOLLARS cash in hand paid by MICHAEL W. POWELL and wife, MARY E. POWELL, and other good and valuable considerations, receipt of which is hereby acknowledged,

CHARLES THOMAS BUCHANAN and wife, JUDY LYNNE BUCHANAN

have bargained and sold, and by these presents do transfer and convey unto the said

MICHAEL W. POWELL and wife, MARY E. POWELL

their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

LAND in the 11th Civil District of Davidson County, Tennessee, being Lot No. 17 on the Plan of Schoolside Heights, as of record in Book 3700, Page 38, Register's Office for said County.

SAID Lot No. 17 fronts 69.6 feet on the easterly side of Canton Pass, and runs back 174.1 feet on the North line and 174 feet on the South Line to a dead line in the rear, measuring 47.6 feet thereon.

BEING the same property conveyed to Charles Thomas Buchanan and wife, Judy Lynne Buchanan by deed from Robert Thomas Sparks and wife, Nina L. Sparks, of record in Book 4417, Page 83, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the plan of record which shows an owner's certificate, a 30-foot minimum building setback line from Canton Pass and a 10-foot easement for public utility purposes along the northerly and rear lines of said lot; restrictions of record in Book 3949, Page 401, Register's Office for Davidson County, Tennessee.

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This is { unimproved / improved (X) } property, known as 601 Canton Pass (House Number) (Street) Madison P. O. Address: (City or Town) 37115 (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said MICHAEL W. POWELL and wife, MARY E. POWELL their heirs and assigns, forever.

And we do covenant with the said MICHAEL W. POWELL and wife, MARY E. POWELL 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, except as of record.

And we, Charles Thomas Buchanan and wife, Judy Lynne Buchanan do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said MICHAEL W. POWELL and wife, MARY E. POWELL, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 28th day of June, 1976

Charles Thomas Buchanan
CHARLES THOMAS BUCHANAN

Judy Lynne Buchanan
JUDY LYNNE BUCHANAN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Charles Thomas Buchanan and wife, Judy Lynne Buchanan the bargainors, 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 28th day of June, 1976

CLYDE P. HOLLAND * NOTARY PUBLIC * DAVIDSON COUNTY, TENN.

Notary Public.

Commission expires 1-30-79

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, , a Notary Public of the State and County aforesaid, personally appeared , with whom I am personally acquainted, and who, upon oath, acknowledged self to be of the , the within named bargainor, a corporation, and that he as such , being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by self as .

Witness my hand and seal, at office in , this day of , 19 .

JUN 29 '76 CONV
JUN 29 '76 S TAX
JUN 29 '76 PR FEE
JUN 29 '76 W DEED

24,500.00
B* 63.70
B* .50
B* 4.00 * 68.20

, Notary Public.

Commission expires .