BOOK 5043 PAGE 219

This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

ELLIS T. POWELL, JR., ET UX,

JULIA JUANITA POWELL

TO

WILLIAM F.FORBES, JR., ET UX,

NANCY G. FORBES

For draftsman's use

Mail

PREPARED BY:

John G. Doak, Atty.
2525 Lebanon Rd.
Nashville, Tenn. 37214

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William F. Forbes Jr. et ux (NAME)	Lomas & Nettleton Co. (NAME)	148-12
812 Richards Rd. (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 1026 (STREET ADDRESS)	133
Antioch, Tenn. (CITY) (STATE) (P. O. ZIP)	Virginia Beach, Va. 23451 (CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

IDENTIF. REFERENCE T

JUL 8 2 09 PM '76

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

D 57348

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 28,894.02 X William F. Forbes Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF July 19 76

Gilbert Jenkins
Notary Public

MY COMMISSION EXPIRES: 5-20-79

(AFFIX SEAL)

For and in Consideration of the sum of Ten ($10.00)

DOLLARS

and other good and valuable considerations including grantees agreement to assume and to pay the balance of the mortgage indebtedness on the premises dated 28 September, 1971 of record in Book 4543, page 107, Register's Office for Davidson County, Tennessee in the original, principal amount of $16,600.00

We, Ellis T. Powell, Jr., and wife, Julia Juanita Powell have bargained and sold, and by these presents do transfer and convey unto the said William F. Forbes Jr., and wife, Nancy G. Forbes 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. 120 on the Plan of Hazelwood, Section 3 as of record in Book 3842, page 23, Register's Office for Davidson County, Tennessee.

SAID Lot No. 120 fronts 70 feet on the northerly side of Richards Road and runs back between lines 184.95 feet on the westerly side line and 180 feet on the easterly side line to a line at the rear measuring 71.66 feet thereon.

BEING the same property conveyed to Ellis T. Powell, Jr., and wife, Julia Juanita Powell by deed from Boyd Douglas Johnson and wife, Judith Elaine Johnson of record in Book 4543, page 105, said Register's Office.

GRANTORS further transfer and convey unto grantees the funds held in escrow by Lomas & Nettleton and do hereby authorize Lomas & Nettleton to transfer the existing insurance on the premises to grantees.

BOOK 5043 PAGE 220 WD-2

This is (unimproved ( ) improved (X) property, known as 812 Richards Rd. Antioch, Tenn.
(House Number) (Street) P. O. Address: (City or Town) (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 grantees 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.

And we do further covenant and bind ourselves heirs and representatives, to warrant and forever defend the title to the said land to the said grantees heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hand s this 6th day of July, 19 76

Ellis T. Powell

ELLIS T. POWELL, JR.,

Julia Juanita Powell

JULIA JUANITA POWELL

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 Ellis T. Powell, Jr., et ux, Julia Juanita Powell

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 6th day of July, 19 76

Helen L. Jenkins, Notary Public

NOTARY PUBLIC * HELEN L. JENKINS * DAVIDSON COUNTY

Commission expires 5-20-79

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

JUL-8'76 CONV 28,894.02
JUL-8'76 STAX B* 75.14
JUL-8'76 RTTFEE B* .50
JUL-8'76 RCRDG B* 4.00
B* 79.64

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 .

, Notary Public.

Commission expires