This Instrument Prepared By: Homer R. Ayers, Attorney, 223 Madison Street
Madison, Tennessee, 37115

WARRANTY DEED

BOOK 5046 PAGE 588

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
EDWARD A. WILSON	SAME	MAP 52-5
(NAME)	(NAME)	
434 Emmitt Street		PAR. 76
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Madison, TN 37115		M-P
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND 00/100----------

----------($10.00)---*Dollars,*
cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged,

we, CARL McMURTRY AND WIFE, WANDA McMURTRY, hereinafter referred to as the Grantors, *have this day bargained and sold, and do hereby transfer and convey unto the said* EDWARD A. WILSON, a single man, hereinafter referred to as the Grantee,

his *(successors), heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

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 Wanda J. McMurtry and husband, Carl McMurtry, by deed from Leonard Eldridge and wife, Joyce L. Eldridge, of record in Book 5029, page 961, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 13,100.00

Subscribed and sworn to before me, this the 15th day of July 19 76

My commission expires: MAY 6, 1978 (Affix Seal)

Affiant Edward A. Wilson

Notary Public Billy Joe Sea

This is unimproved ( ) improved (X) property, known as 434 Emmitt Street, Madison, Tennessee, 37115
(House Number) (Street) P. O. Address: City or Town

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Grantee, STATE OF TENNESSEE NOTARY PUBLIC AT LARGE

his *(successors),*

heirs and assigns forever. We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered,* except as appears of record.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Grantee,

his

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand s *this* 15th *day of* July, 1976, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Carl McMurtry

Wanda McMurtry

This Instrument Prepared By: Homer R. [illegible]

BOOK 5046 PAGE 589

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Carl McMurtry and wife, Wanda J. McMurtry,

the within named 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 Davidson County, Tennessee. this 1st day of July, 19 76.

Billy Joe Seals
Notary Public

Commission expires MAY 8, 1976

BILLY JOE SEALS * NOTARY PUBLIC * STATE OF TENNESSEE * ALL LAW

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....

...Notary Public

Commission expires ...

JUL 16 76	CONV	13,100.00				
JUL 16 76	S'TAX		B*	34.06		
JUL 16 76	PR'FEE		B*	.50		
JUL 16 76	W'DEED		B*	4.00	*	38.56

WARRANTY DEED

FROM

CARL McMURTRY, ET UX

TO

EDWARD A. WILSON, single

D 5 8 7 3 5

IDENTIF. REFERENCE

JUL 16 11 30 AM '76

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Commonwealth Title Agency
of Nashville, Inc.
Suite 106 Madison Bldg.
223 Madison St.
MADISON, TENNESSEE 37115