BOOK 5063 PAGE 426

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$16,000.00 Robert M. Allen
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF August, 1976

Pat Sharp
Notary Public

MY COMMISSION EXPIRES: 3-20-80
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney, 311 Plus Park Blvd, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert M. Allen (NAME)	SAME (NAME)	20W 11515
Route #5 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Map 71-15
Mt. Juliet, Tn. 37122 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	Parcel 269

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, Cecil B. Futch et ux Bonni I. Futch

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Robert M. Allen et ux Mary L. Allen

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. 25 in Sharpe & Horne's 2nd Addition to Nashville, of record in Plat Book 161, page 53, Register's Office, Davidson County, Tennessee.

SAID Lot No. 25 fronts 50 feet on the east side of North First Street, formerly White's Creek Pike, and runs back between parallel lines 150 feet to an alley.

BEING the same property conveyed to Cecil B. Futch et ux Bonni I. Futch by deed from Ethel Hantelman of record in Book 4727, page 594, said Register's Office.

THIS conveyance is made subject to all easements and restrictions of record in the Register's Office, Davidson County, Tennessee.

unimproved (XX)
This is improved ( ) property, known as 1215 North First Street, Nashville, Tennessee
(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 hand s this 27th day of August, 19 76

Cecil B. Futch

Bonni I. Futch

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Cecil B. Futch et ux Bonni I. Futch

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 27th day of August 1976

Commission expires 6-24-80

Patty a Sharp
Notary Public

PATSY A. SHARP NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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 (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 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 65535

WARRANTY DEED

FROM
CECIL B. FUTCH ET UX

TO
ROBERT M. ALLEN ET UX

IDENTIF. REFERENCE

AUG 30 12 57 PM '76

REGISTER
DAVIDSON COUNTY, TENN.

Ret Box Hyer

AUG30'76	CONV	16,000.00	B*	41.60	
AUG30'76	S'TAX		B*	.50	
AUG30'76	FRTEE		B*	4.00	* 46.10
AUG30'76	W'DEED				