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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $27,078.50

Affiant

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

Notary Public

MY COMMISSION EXPIRES: 9-8-79

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Wilkins, Adams & Weems, Attys., 401 Union St., Nashville, TN. 37219
from information NAME furnished by the parties ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Leonard L. Powell et ux (NAME)	National Mortgage Company (NAME)	95-11-76
423 Wanda Drive (STREET ADDRESS OR ROUTE NUMBER)	4041 Knight Arnold Road (STREET ADDRESS)	
Nashville, TN. 37214 (CITY) (STATE) (P. O. ZIP)	Memphis, TN. 38118 (CITY) (STATE) (ZIP)	

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, Flora Ann Elliott and husband John R. Elliott

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Leonard L. Powell and wife, Larue K. Powell

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:

LAND in Davidson County, Tennessee, being Lot No. 72 on the Plan of Cloverdale Subdivision, Section 2, as of record in Book 2133, page 58, Register's Office for said County, described according to a survey made by John Kohl, Surveyor, recorded July 11, 1968 as follows:

BEGINNING at a point in the easterly margin of Larimore Drive at the corner of Lots Nos. 72 and 73 of said subdivision; thence in a northeasterly line 201.1 feet to a point in the rear line of Lot No. 22, thence northwesterly 169 feet to a point in the southerly margin of Wanda Drive; thence southwesterly with the margin of said Wanda Drive 131.1 feet to a point; thence the beginning of a curve and with said curve, southwesterly 39.3 feet to a point in the easterly margin of Larimore Drive; thence with the margin of said Larimore Drive southeasterly 139.6 feet to the point of beginning.

BEING the same property conveyed to Flora Ann Elliott by deed from Fred W. Ensey of record in Book 4954, page 602, Register's Office for Davidson County, Tennessee.

IT is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to National Mortgage Company of record in the Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said grantees.

This is unimproved ( ) improved (X) property, known as 423 Wanda Drive, Nashville, TN. 37214
(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 12th day of October, 19 76

Flora Ann Elliott

Flora Ann Elliott

John R. Elliott

John R. Elliott

STATE OF TENNESSEE
Davidson County
Wilson

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Flora Ann Elliott and husband John R. Elliott

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 Mt Juliet, Tennessee, this 12th day of October 19 76

Commission expires 7-10-79

Catherine A. Elliott
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) (themselves) (himself) acknowledged 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

WARRANTY DEED

FROM
Flora Ann Elliott and husband

TO
John R. Elliott

Leonard L. Powell and wife,
Larue K. Powell

D 75211

IDENTIF. REFERENCE

Nov 3 9 04 AM '76

REGISTER

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

WILKINS, ADAMS & [illegible] ATTORNEYS
REPUBLIC NATIONAL BUILDING
401 UNION STREET
NASHVILLE, TENNESSEE 37219

NOV-3	CONV	23,018.50			
NOV-3	S'TAX		B*	59.80	
NOV-3	PR'FEE		B*	.50	
NOV-3	W'DEED		B*	4.00	* 64.30