FORM NO. WD-1

BOOK 5086 PAGE 215

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 30,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF November, 19 76

Notary Public

MY COMMISSION EXPIRES: 2/18/78

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Campbell Brown, Third National Bank Bldg, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Francis Wells et ux (NAME)	Same (NAME)	117-4-105
2613 Belmont Blvd (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	(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, Sarah Louise Tanksley

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Francis Wells and Wife Ann Wells

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. 186 and the Southerly 10 feet of Lot #185 on the Belmont Land Company's Plan of Lots called Belmont Heights of record in Book 421, page 34, Register's Office for said County.

Said Lot No. 186 and the Southerly part of Lot No. 185 front together 110 feet on the westerly side of Belmont Blvd and run back between parallel lines with the northerly margin of Rosewood Avenue 175 feet to an alley.

Being the same property conveyed to Sarah Louise Tanksley by deed from Irene Tanksley, unmarried of record in Book 2902, page 45, Register's Office for Davidson County, Tennessee.

Sale subject to State and County Taxes for 1976.

unimproved (X) This is improved ( ) property, known as 2613 Belmont Blvd. 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 hand this 4th day of November, 19 76

Sara Louise Tanksley
by Marilyn Hammett Hayes
her attorney in fact

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor___, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19___.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 4th day of November, 1976, before me personally appeared Marilyn Gammel Hayes, to me known to be the person who executed the foregoing deed in behalf of Sara Louise Tanksley, and acknowledged that she executed the same as the free act and deed of said Sara Louise Tanksley.

Witness my hand and official seal at office in Nashville, Tennessee, this 4th day of November, 1976.

Mary Evans
Notary Public.

My commission expires: 4/21/80

PLEASE RETURN TO
CHICAGO TITLE INS. CO.
230208
NASHVILLE, TENN. 37203

WARRANTY DEED

FROM
Sarah Louise Tankley

TO
Francis M. Wells et ux.

D 76281

IDENTIF. REFERENCE

Nov 10 8 36 AM '76

REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

NOV 10 76	CONV	30,000.00			
NOV 10 76	S'TAX		B*	78.00	
NOV 10 76	PR'FEE		B*	.50	
NOV 10 76	W'DEED		B*	4.00	* 82.50