FORM NO. WD-1

BOOK 5086 PAGE 492

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 5,000.00

Larry W. Powell
Affiant

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

Linda Sue C
Notary Public

MY COMMISSION EXPIRES: 4-25

(AFFIX SEAL)

NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
LUCIEN DALE, Attorney, 1406 Nashville City Bank & Trust Building, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Larry Powell (NAME)	Same (NAME)	Map 84-1
Rose Park Drive (STREET ADDRESS OR ROUTE NUMBER)	Same (STREET ADDRESS)	Parcel 125
Nashville, Tenn. 37206 (CITY) (STATE) (P. O. ZIP)	Same (CITY) (STATE) (ZIP)	Orig.#59015

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, Everett Leo Howell and wife, Hazel Ruth Howell

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Larry 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:

Being Lot No. 6 on the Plan of Rose Estates, Section I, as of record in Book 3600, Page 37, Register's Office for said County, as follows:

Said Lot No. 6 fronts 94.15 feet on the northerly side of Rose Park Drive; and extends back 137.98 feet on the easterly line and 81.35 feet on the westerly line, to a dead line in the rear on which it measures 99.74 feet.

Being part of the same property conveyed to Everett Leo Howell and wife, Hazel Ruth Howell, by Warranty Deed from Carl Batson and wife, Betty Batson, of record in Book 3807, Page 899, Register's Office for Davidson County, Tennessee.

This conveyance is subject to easements of record in Book 3600, Page 37, and subject to Restrictive Covenants of record in Book 3676, Page 361, Register's Office for Davidson County, Tennessee.

This is unimproved XX / improved ( ) property, known as Rose Park Drive, Nashville, Tennessee 37206
(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 4TH day of November, 19 76

Everett Leo Howell

Hazel Ruth Howell

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Linda Stewart, a Notary Public in and for said County and State, the within named Everett Leo Howell and wife, Hazel Ruth Howell

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 4TH day of November, 19 76

Commission expires 4-28-80

Linda Stewart
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) acknowledged (themselves) (himself) 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
EVERETT LEO HOWELL, ET UX

TO
LARRY POWELL

Mail to
Larry Powell
3000 McGavock St
Nashville, Tenn 37216

D 76407

IDENTIF. REFERENCE

NOV 10 1 07 PM '76

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

NOV10 76	CONV	*5,000.00			
NOV10 76	S'TAX		B*	13.00	
NOV10 76	PR'FEE		B*	.50	
NOV10 76	W'DEED		B*	4.00	* 17.50