BOOK 5098 PAGE 539

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 28,000.00

X Cornelius Hutson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17 DAY OF Dec, 19 76

Notary Public

MY COMMISSION EXPIRES: 3-27-79
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
ROBERT F. SPANN, ATTY., 325 PLUS PARK BLVD., NASHVILLE, TN 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
W. L. DAVIS (NAME)	X (NAME)	Map 61-10
70 Woodard Hill (STREET ADDRESS OR ROUTE NUMBER)	Same (STREET ADDRESS)	Par 115 116
Nashville, Tn 37210 (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, CORNELIUS HUTSON & WIFE, HELEN HUTSON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO W. L. DAVIS

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 Lots No.s 12 and 13 on the Plan of Maplewood Heights 1st Subdivision, as of record in Book No. 547, Pages 77 and 78, Register's Office for Davidson County, Tennessee.

SAID Lot Nos. 12 and 13 adjoin and together front 200 feet on the easterly side of Saunders Avenue and run back between parallel lines 300 feet to the westerly margin of the right of way of the L & N R.R.

BEING the same property conveyed to Cornelius Hutson and wife, Helen Hutson, by Deed from C. N. Meador and wife, Lena B. Meador, of record in Book 1312, Page 150, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved ( ) property, known as 3841 Saunders Avenue, 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 16 day of Dec, 19 76

X Cornelius Hutson
CORNELIUS HUTSON

Helen Hutson
HELEN HUTSON

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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 CORNELIUS HUTSON & WIFE, HELEN HUTSON

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 17 day of Dec, 1976

Commission expires 2-5-77

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 (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

WARRANTY DEED

FROM

CORNELIUS HUTSON &
WIFE,
HELEN HUTSON

TO

W. L. DAVIS

THIS INSTRUMENT PREPARED BY:
ROBERT F. SPANN, ATTORNEY
325 PLUS PARK BLVD., SUITE 100
NASHVILLE, TN 37217

D 8 1 9 3 0

IDENTIFICATION REFERENCE

DEC 20 2 02 PM '76

REGISTER
DAVIDSON COUNTY, TENN.

DEC20 76	CONV	28,000.00			
DEC20 76	S'TAX		B*	72.80	
DEC20 76	PR'FEE		B*	.50	
DEC20 76	W'DEED		B*	4.00	* 77.30

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

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