BOOK 5141 PAGE 20

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 23,000

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 25th DAY OF April, 1977

Notary Public

MY COMMISSION EXPIRES: 7/19/78

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
OLIVER H. DALE 3121 DICKERSON ROAD NASHVILLE TENN 37207
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ROGER D. ELKS & WIFE MONA LISA ELKS (NAME)	(NAME)	map 60-1
438 Cornish Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	par. 90
Nashville Tenn. 37207 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	13Da 27085

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, ALICE REED WATTS (STRICKLAND) AND HUSBAND ODELL W. STRICKLAND

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ROGER D. ELKS AND WIFE, MONA LISA ELKS

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 #70 on the Plan of Aldrich Heights, Section III, as of Record in Book 2663, Page 49, Register's Office for Said County. Said lot fronts 155 feet on the southerly side of Cornish Drive, and runs back 242.8 feet on the easterly line and 186.5 on the westerly line, and to a dead line in the rear on which it measures 140.75 feet.

Being the same property conveyed to Howard S. Watts Sr. and wife, Alice Reed Watts, as recorded in Book 4126, Page 589 in deed Books of the Register's Office of Davidson County, Tennessee. Said deed was executed by Donna Ann Partlow as grantor.

Howard S. Watts Sr. died on January 21, 1970 and the Certificate of Death was filed with the Tennessee Department of Health on February 3, 1970.

Odell W. Strickland is required to sign as a party to the transaction to extinquish any rights he may have acquired as the present husband of Alice Reed Watts Strickland.

This is unimproved ( ) improved (X) property, known as 438 Cornish Drive Nashville Tenn. 37207
(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 hands this 25th day of April, 1977

Alice Reed Watts Strickland

Odell W. Strickland

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, Martha Shapard, a Notary Public in and for said County and State, the within named Alice Reed Watts Strickland & husband, Odell W/ Strickland

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 25th day of April 19 77.

Commission expires 7/19/77

Martha Shapard
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

ALICE REED WATTS STRICKLAND & HUSBAND ODELL W. STRICKLAND

TO

RODGER D. ELKS AND WIFE, MONA LISA ELKS

E 0 1 0 2 0

IDENTIF. REFERENCE

APR 28 10 45 AM '77

FELIX E. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Dear Mortgage Clearance Dept.
Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

APR28'77	CONV	23,000.00				
APR28'77	S'TAX		B*	59.80		
APR28'77	PR'FEE		B*	.50		
APR28'77	W'DEED		B*	4.00	*	64.30