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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 $ 22,000.00

Jesse Goodwin
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF May 1977.

Notary Public

MY COMMISSION EXPIRES: 2-15-81

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS, ADAMS & WEEMS, ATTORNEYS
401 Union Street, Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP, PARCEL NUMBERS
Jesse H. Goodwin (NAME)	SAME (NAME)	133-6
303 Wheeler Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	162
Nashville, TN 37211 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	6DA 56370

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, EDNA DODSON, now known as EDNA RUTH NICKELL, and husband, JAMES NICKELL

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JESSE H. GOODWIN and wife, BETTY SUE GOODWIN

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 Lots Nos. 8, 9, 10, 11 on the Map of J. G. Grissim's Wheeler Avenue Addition, not of record, described according to a survey made by T. R. Sanford, dated December 7, 1964, as follows:

BEGINNING on the southerly margin of Wheeler Avenue at a point 364.1 feet east of the easterly margin of Nolensville Road, being the corner of Lots Nos. 7 and 8; thence with the line between said two lots, southwardly 195.4 feet; thence eastwardly 100 feet to the southwest corner of the property conveyed to R. H. Eaton and wife, by deed from Eva P. Sain, of record in Book 1759, page 183, Register's Office for said County; thence with said Eaton's westerly line northwardly 194.1 feet to the southerly margin of Wheeler Avenue; thence with said Avenue, westwardly 100 feet to the beginning.

BEING the same property conveyed to Harry M. Dodson, Jr. and wife, Edna Dodson by deed from Ethelene Shipman Barfield of record in Book 4380 at page 820 in said Register's Office, the said grantees having since been divorced by final decree of the Fourth Circuit Court of Davidson County, in proceedings numbered 61179 and styled "Edna Ruth Dodson vs. Harry Martin Dodson, Jr." the parties to such ligation being the same persons as said grantees, which decree was entered in Minute Book 70-C at page 1150 in the Clerk's Office for said Court, the said Harry M. Dodson, Jr. having since conveyed his interest in said property to the said Edna Dodson by deed of record in Book 4466 at page 497 in said Register's Office, the said Edna Dodson having since married and become Edna Ruth Nickell.

unimproved ( ) This is improved (X) property, known as 303 Wheeler Avenue, Nashville, Tennessee 37211
(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 9th day of May, 19 77

Edna Ruth Nickell
Edna Ruth Nickell

James Nickell
James Nickell

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Edna Ruth Nickell and husband, James Nickell

the bargainors, 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 9th day of May 1977

Commission expires 2-15-81

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
EDNA RUTH NICKELL and husband,
JAMES NICKELL

TO
JESSE H. GOODWIN and wife,
BETTY SUE GOODWIN

E03139

CROSS REFERENCE

MAY 11 10 07 AM '77

FILED AND RECORDED
REGISTER

Row 1, Box 8 (djm)

WILKINS, ADAMS & WEEMS, ATTORNEYS
401 Union Street
1100 Fidelity Federal Building
Nashville, Tennessee 37219

MAY 11 77 COMP 24000.00
MAY 11 77 S'TAX E* 57.20
MAY 11 77 R'FEE S* .50
MAY 11 77 W/DEED S* 4.00 * 61.70