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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 $ 35,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF May, 1977

Notary Public

MY COMMISSION EXPIRES: [illegible]

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
John T. Conners, Jr., Atty. First American Center, Nashville, TN 37238
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nelson Severinghaus, Jr et ux (NAME)	Same (NAME)	117-9-A-6
Lot 6, Foxhall Close (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	FB 7DA-70920
Nashville TN 37200 (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~~ I, STELLA T. RAGLAND, a Widow,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO NELSON SEVERINGHAUS, JR. and wife, VIRGINIA T. SEVERINGHAUS,

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:

A tract or parcel of land in the Seventh Civil District of Davidson County, Tennessee, the same being Lot No. 6 as shown on the Plat of Foxhall Close, of record in Book 4860, page 46, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more particular description of said lot.

Being the same property conveyed to Stella T. Ragland by deed from Foxhall Land Company, of record inBook 5039, page 254, Register's Office of Davidson County, Tennessee.

SUBJECT to Declaration of covenants, conditions and restrictions, including liens, as set forth and contained in instrument of record in Book 4954, page 586, said Register's Office; SUBJECT to the By-Laws of Foxhall Close Co-operative Corporation; SUBJECT to easements, setback lines, restrictions and Owner's Certificate shown on Plan of record in Book 4860, page 46, as amended in Book 5005, page 136, said Register's Office; and SUBJECT to 1977 taxes which have been prorated and assumed by grantees.

unimproved ( )
This is improved (X) property, known as Lot 6, Foxhall Close, 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 my hand this 20th day of May, 19 77

Stella T. Ragland
STELLA T. RAGLAND

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Anne Q. McLurgin, a Notary Public in and for said County and State, the within named Stella T. Ragland

the bargainor, with whom I am personally acquainted, and who acknowledged that she has executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 20th day of May 1977

Commission expires May 28, 1980

Anne Q. McLurgin
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

STELLA T. RAGLAND, a Widow

TO

NELSON SEVERINGHAUS, JR. and wife, VIRGINIA T. SEVERINGHAUS

E05165

IDENTIF. REFERENCE

MAY 23 3 31 PM '77

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

MAY 23 77	CONV	90,000.00		
MAY 23 77	CONV	45,000.00		
MAY 23 77	S'TAX		8*	351.00
MAY 23 77	PR'FEE		8*	.50
MAY 23 77	M'DEED		8*	4.00
			*	355.50

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.