77-6-79
FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 27,200.00

David P. Holder
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF June, 19 77.

Notary Public

MY COMMISSION EXPIRES: 4/1/80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Foley & Weiss, Attorneys, 908 Fidelity Federal Building, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David P. Holder et ux (NAME)	The Lomas & Nettleton Company (NAME)	119-14-124
2927 Wingate Avenue (STREET ADDRESS OR ROUTE NUMBER)	P . O. Box 964 (STREET ADDRESS)	6DA-30096
Nashville, TN (CITY) (STATE) (P. O. ZIP)	Virginia Beach, Virginia (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, Roger D. Rowe and wife, Shirley C. Rowe

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David P. Holder and wife, Linda S. Holder

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 Lot No. 53 on the Plan of Tuggle Heights, as of record in Book 1130, page 90, Register's Office for said County.

SAID Lot No. 53 fronts 60 feet on the westerly side of Wingate Avenue and runs back 158.8 feet on the northerly line and 165.8 feet on the southerly line to a dead line in the rear measuring 60 feet thereon.

BEING the same property conveyed to Roger D. Rowe and wife, Shirley C. Rowe by deed from Hal E. Wilson, Jr. and wife, Martha F. Wilson of record in Book 4574, page 13, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights of way for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantees herein.

This is unimproved ( ) improved (X) property, known as 2927 Wingate 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 29th day of June, 19 77

Roger D. Rowe
ROGER D. ROWE

Shirley Rowe
SHIRLEY C. ROWE

STATE OF TENNESSEE
Davidson County

BOOK 5166 PAGE 622

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Roger D. Rowe and wife, Shirley C. Rowe

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 29th day of June, 19 77

Commission expires 6/2/80

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

FILE IN BOX 4

WARRANTY DEED

FROM
ROGER D. ROWE AND WIFE,
SHIRLEY C. ROWE

TO
DAVID P. HOLDER AND WIFE,
LINDA S. HOLDER

E 12405

IDENTIF. REFERENCE

JUL 5 9 17 AM '77

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

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JUL-5-77	CONV	27,200.00		
JUL-5-77	S'TAX		B*	70.72
JUL-5-77	PR'FEE		B*	.50
JUL-5-77	W'DEED		B*	4.00 * 75.22