BOOK 5174 PAGE 523

77-7-45
FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $24,950.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF July, 19 77

Notary Public

MY COMMISSION EXPIRES: 4/27/78

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
FOLEY & WEISS, Attorneys, 908 Fidelity Federal Bldg., Nashville, TN 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Anita Stewart, et al (NAME)	The Lomas & Nettleton Company (NAME)	50-13-54
3140 Ewingwood Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 964 (STREET ADDRESS)	12DZ-95542
Nashville, TN 37207 (CITY) (STATE) (P. O. ZIP)	Virginia Beach, Virginia 23451 (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, SHIRLEY J. JONES,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ANITA L. STEWART, JOHN W. BAILEY and wife, CAROLYN L. BAILEY,

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. 59 on the Plan of Golden Valley Estates, Section 1, of record in Book 4175, page 142, Register's Office for Davidson County, Tennessee, described as follows:

SAID Lot No. 59 fronts 64.67 feet on the northerly margin of Ewingwood Drive and extends back on the westerly line 144.3 feet and 155.57 feet on the easterly line to a dead line in the rear measuring 61.95 feet thereon.

BEING the same property conveyed to Shirley J. Jones by deed from Robert Ray Gardner and wife, Ada Mai Gardner, of record in Book 4655, page 516, said Register's Office.

This conveyance is subject to restrictive covenants and lien of record in Book 4447, page 108, and in Book 4447, page 594, Register's Office for Davidson County, Tennessee; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantees herein.

This is unimproved ( ) improved (X) property, known as 3140 Ewingwood Drive, Nashville, TN
(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 18th day of July, 19 77

SHIRLEY J. JONES

STATE OF TENNESSEE
Davidson County

BOOK 5174 PAGE 524

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Shirley J. Jones

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 18th day of July 1977

Commission expires 4/27/80

M. L. Ramsey
Notary Public

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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

Feb Bkg

WARRANTY DEED

FROM
SHIRLEY J. JONES

TO
ANITA STEWART, JOHN W. BAILEY and wife, CAROLYN L. BAILEY

E 15978

IDENTIF. REFERENCE

JUL 22 2 30 PM '77

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JUL 22 77	CONV	24,950.00			
JUL 22 77	S'TAX		B*	64.74	
JUL 22 77	PR'FEE		B*	.50	
JUL 22 77	W'DEED		B*	4.00	* 69.24