15.55

BOOK 5174 PAGE 956

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
James A. Patterson		82-4-231
(NAME)	(NAME)	
913 W. Delmas Avenue		27W-21710
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37206		
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of TEN AND 00/100 (10.00)---------- ---------- DOLLARS cash and other good and valuable consideration, the receipt of all of which is hereby acknowledged, I, IRENE A. PATTERSON,

have bargained and sold, and by these presents do transfer and convey ~~XXXXXXXX~~ all my right, title and interest unto the said JAMES A. PATTERSON,

the GRANTEES herein, their heirs and assigns, ~~&~~ in a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 25 on the Map of Carter Lane Place, as of record in Book 547, page 105, Register's Office for said County.

Said Lot No. 25 fronts 50 feet on the southerly side of Carter Street and runs back between lines 132.3 feet on the easterly line and 132.8 feet on the westerly line to a dead line measuring 50 feet thereon.

Being the same property conveyed to James A. Patterson and wife, Irene A. Patterson, by deed of record in Book 4401, page 330, said Register's Office.

This conveyance is subject to easement for sewer as set out in instrument of record in Book 2158, page 303, said Register's Office.

This conveyance is part of a property settlement between the parties hereto, and is intended to convey every marital right of the Grantor.

unimproved ( )
This is improved (X) property, known as 870 Carter Street (House Number) (Street)
Nashville, Tennessee 37206
(P. O. Address) (City or Town) (Zip Code)

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.

~~right, title and interest in said~~ interest in said ~~right, title and interest in said~~

Whenever 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 2nd day of ~~November~~ December, 1976.

Irene A. Patterson
Irene A. Patterson

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Eunice Miller, a Notary Public in and for said County and State, the within named Irene A. Patterson

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 2nd day of November December, 19 76.

My commission expires 10-29-77 Notary Public Eunice Miller

STATE OF TENNESSEE
COUNTY OF

Before me, , a Notary Public of the State and County aforesaid, personally appeared and with whom I am personally acquainted, and who, upon oath, acknowledged to be and respectively of the , the within named bargainor, a corporation, and that as such and being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said as such and attesting the same by the said as such .

JUL 25 CONV 4,250.00
JUL 25 STAX B* 10.92
JUL 25 MTGE B* .50
JUL 25 DEED B* 4.00 * and 15.42

Witness my hand and seal, at office in ,
this day of , 19 .

Notary Public

Commission expires

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 4,250.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

O B Hofstetter Jr

Sworn to and subscribed before me this 2nd day of November December, 19 76.

My commission expires 10-29-77 Notary Public Eunice Miller

Mail

This instrument was prepared by:
O. B. Hofstetter, Jr., Attorney — Home Federal Tower, 8th Floor, Nashville, TN 37219
Name — Address

WARRANTY DEED
FROM IRENE A. PATTERSON
TO JAMES A. PATTERSON

E 16205

IDENTIF. REFERENCE

JUL 25 1 31 PM '77

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219