BOOK 5175 PAGE 52

THIS INSTRUMENT PREPARED BY
WILLIAM D. CASTLEMAN, ATTY.
807 AMERICAN TRUST BLDG.
NASHVILLE, TENNESSEE 37201

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Elizabeth Ann Davis	First Federal Sav. & Loan Assoc.	Map.
(NAME) 437 Janette Avenue	(NAME) 236 Fourth Avenue, North	33-12
(STREET ADDRESS OR ROUTE NUMBER) Goodlettsville, Tenn.	(STREET ADDRESS) Nashville, Tennessee 37219	Par. 135
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and----------00/100
($10.00)---------- *Dollars,*

cash in hand paid by the grantee; ELIZABETH ANN DAVIS, and other good and valuable considerations, receipt of which is hereby acknowledged; including the assumption of a Deed of Trust in favor of First Federal Savings & Loan Association of Nashville, of record in Book 4631, Page 365, Register's Office for Davidson County, Tennessee (See instrument for complete terms and conditions);

We, PHILIP S. PATTERSON and wife, SANDRA K. PATTERSON,

have this day bargained and sold, and do hereby transfer and convey unto the said ELIZABETH ANN DAVIS, her

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 69 on the Plan of Gateway Subdivision, Section I, as of record in Book 3300, Pages 39 and 40, Register's Office for said County.

Said Lot No. 69 fronts 80 feet on the southerly side of Janette Avenue and extends back 156.6 feet, more or less, on the easterly line and 160.3 feet, more or less, on the westerly line, to Dry Creek, on which it measures 92 feet, more or less.

Being the same property conveyed to Philip S. Patterson and wife, Sandra K. Patterson, by deed from Louis Nastasi and wife, Naomi Nastasi, of record in Book 4681, Page 848, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 28,500.00

Subscribed and sworn to before me, this the 20th day of July 19 77

My commission expires: 1-31-81.
(Affix Seal)

Affiant Elizabeth Ann Davis

Notary Public Janice J. Watson

This is unimproved ( ) improved (X) property, known as 437 Janette Avenue, Goodlettsville, Tennessee 37072
(House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said ELIZABETH ANN DAVIS, her *(successors), heirs and assigns forever.* We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* ELIZABETH ANN DAVIS, her *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* S *this* 20th *day of* July, 19 77, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Sandra K. Patterson
Sandra K. Patterson

Philip S. Patterson
Philip S. Patterson

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Philip S. Patterson and wife, Sandra K. Patterson,

*the within named 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* 20th *day of* July, *19*77.

Jeanne J. Walker
Notary Public

Commission expires 1-31-81.

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

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

..... *Notary Public*

Commission expires .....

Feb Exp #9

WARRANTY DEED

FROM

PHILIP S. PATTERSON, ET UX,

TO

ELIZABETH ANN DAVIS

JUL 25 77	CONV	28,500.00			
JUL 25 77	S'TAX		B*	74.10	
JUL 25 77	PR'FEE		B*	.50	
JUL 25 77	W'DEED		B*	4.00	* 78.60

E 16249

IDENTIF. REFERENCE

JUL 25 2 27 PM '77

FELIX REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238