BOOK 5175 PAGE 717

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $4,950.00

Woodrow Gerald Dickens
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF July, 1977

Notary Public

MY COMMISSION EXPIRES: 4-22-80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Bernard M. Rosenblum, Attorney, 18th Floor - L & C Tower, Nashville, TN 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Woodrow Gerald Dickens, et ux	Woodrow Gerald Dickens, et ux	94-1-73
(NAME)	(NAME)	
1203 Sevier Street	1203 Sevier Street	18W-08200
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37206	Nashville, Tennessee 37206	
(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, Clarence Preston and Wife, Mamye Preston

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Woodrow Gerald Dickens and wife, Martha Ellen Stroud Dickens

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 parts of Lots Nos. 197 and 198, on the Revised Plan of Payne, Blakemore and Cummings Division of record in Book 57, page 81, Register's Office for said County.

SAID parts of said Lots front 50 feet on the northerly side of Sevier Street, being described as follows:

BEGINNING at a point 61 feet in the easterly direction from the intersection of Sevier Street and south 12th Street, on the northerly margin of Sevier Street and running back between parallel lines 100 feet to a dead line measuring 50 feet thereon.

BEING the same property conveyed to Clarence Preston and wife, Bertha Preston by deed from Clarence E. Varden and wife, Lois Belle Varden, of record in Book 2998, page 407, Register's Office for Davidson County, Tennessee. The said Bertha Preston having died and Clarence Preston having since married Mayme Preston.

This is unimproved ( ) improved (XX) property, known as 1203 Sevier Street, Nashville, Tennessee 37206
(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 hands this 15th day of July, 1977

Clarence Preston
CLARENCE PRESTON

Mamye Preston
MAMYE PRESTON

STATE OF TENNESSEE
Davidson County

BOOK 5175 PAGE 718

Personally appeared before me, Alden Kirshner, a Notary Public in and for said County and State, the within named Clarence Preston and wife, Mamye Preston

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 15th day of July, 1977

Commission expires November 5, 1979

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

REGISTER:

PLEASE RETURN BY MAIL TO

MR & MRS WOODROW DICKENS
1203 Seiver Street
Nashville, TN 37206

WARRANTY DEED

FROM

Clarence Preston and wife,

Mamye Preston

TO

Woodrow Gerald Dickens and wife,

Martha Ellen Stroud Dickens

This instrument prepared by:

BERNARD M. ROSENBLUM
Levine & Rosenblum, Attorneys
18th Floor - Life & Casualty Tower
Nashville, Tennessee 37219

FEE 16543

IDENTIF. REFERENCE

JUL 26 2 28 PM '77

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JUL 26 77	CONV	*4,950.00			
JUL 26 77	S'TAX		B*	12.74	
JUL 26 77	PR'FEE		B*	.50	
JUL 26 77	W'DEED		B*	4.00	* 17.24