77-8-41
FORM NO. WD-1

BOOK 5185 PAGE 758

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $26,900.00

Charles Comer Potts
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF August, 19 77

Notary Public

MY COMMISSION EXPIRES: 6/7/80
(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
Charles Comer Potts (NAME)	The Lomas & Nettleton Company (NAME)	71-8-308
405 Edwin Avenue (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 964 (STREET ADDRESS)	12DA-42315
Nashville, TN (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, JOSEPH T. DRENNAN and wife, ROSE M. DRENNAN,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CHARLES COMER POTTS and wife, BETTY JO POTTS,

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. 70 on the Plan of Joywood Subdivision of record in Book 974, page 45, Register's Office for Davidson County, Tennessee, described as follows:

SAID Lot No. 70 fronts 50 feet on the northerly side of Edwin Avenue, formerly Edwards Avenue, and runs back between parallel lines 175 feet to a dead line measuring 50 feet thereon.

BEING the same property conveyed to Joseph T. Drennan and wife, Rose M. Drennan, by deed from Lawrence J. Watkins, Conservator for Mrs. Anna A. Watkins, of record in Book 4116, page 210, said Register's Office.

This conveyance is subject to restrictive covenants of record in Book 1066, page 101 and in Book 1086, page 208, 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.

unimproved ( )
This is improved (X) property, known as 405 Edwin Avenue, 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 our hand s this 15th day of August, 19 77

Joseph T. Drennan
JOSEPH T. DRENNAN

Rose M. Drennan
ROSE M. DRENNAN

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Joseph T. Drennan and Rose M. Drennan

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 August, 19 77

Commission expires 6/7/80

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
JOSEPH T. DRENNAN and wife,
ROSE M. DRENNAN

TO
CHARLES COMER POTTS and wife,
BETTY JO POTTS

E 21209

IDENTIF. REFERENCE

AUG 18 11 40 AM '77

FELIX ... REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

AUG 18 77	CONV	26,900.00			
AUG 18 77	S'TAX		B*	69.94	
AUG 18 77	PR'FEE		B*	.50	
AUG 18 77	W'DEED		B*	4.00	* 74.44