BOOK 5191 PAGE 795 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 31,500.00

X Andrew Bowers
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF August, 1977.

D Bailey G. Ellison
Notary Public

MY COMMISSION EXPIRES: 8/15/79
(AFFIX SEAL)

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
ALAN L. SATURN, Esq., 20th Fl.-1st American Ctr., Nashville, Tn. 37238
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ANDREW BOWERS (NAME)	First Tennessee Bank (NAME)	50-4071
290 April St. (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 474 (STREET ADDRESS)	Map 162-1
Nashville, Tn. (CITY) (STATE) (P. O. ZIP)	Memphis, Tennessee - 38101 (CITY) (STATE) (ZIP)	par. 31

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, JERRY W. ALLEN, and wife MYRA GAIL ALLEN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ANDREW BOWERS

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:

BEING Lot No. 9 on the Plan of Bakwood Heights, as of record in Book 2854, page 97, Register's Office for Davidson County, Tennessee.

SAID Lot No. 9 fronts 121.6 feet on the northwesterly side of April Lane and runs back between lines measuring 237.2 feet on the East and 192.9 feet on the west, to a broken line in the rear, measuring 105.1 feet thereon.

BEING the same property conveyed to Jerry W. Allen and wife Myra Gail Allen, by deed from James E. Appleby and wife Mary L. Appleby, of record in Book 4533, page 766, Register's Office for said County.

IT is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to Guaranty Mort. Co. , of record in Book 4533, Page 768, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees.

This is unimproved ( ) improved (X) property, known as 290 April St., 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 17th day of August, 19 77

Jerry W. Allen
JERRY W. ALLEN

Myra Gail Allen
MYRA GAIL ALLEN

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 Jerry W. Allen and wife Myra Gail Allen

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 17th day of August 19 77.

Commission expires 8/15/79

Betty B. Eisenman
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

WARRANTY DEED

FROM
JERRY W. ALLEN, and wife
MYRA GAIL ALLEN

TO
ANDREW BOWERS

PLEASE RECORD AND FILE IN BOX "7"

E 23627

IDENTIF. REFERENCE

SEP 1 10 22 AM '77

FEE ... DAVIDSON COUNTY, TENN. ...TER

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

SEP-1 77	CONV	31,500.00				
SEP-1 77	S'TAX		B*	81.90		
SEP-1 77	PR'FEE		B*	.50		
SEP-1 77	W'DEED		B*	4.00	*	86.40