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FORM NO. WD-1

Prepared by and Return to:

Joel Riggs and Company
2319 Crestmoor Road
Nashville, Tennessee 37215

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 5,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF August, 19 77

Notary Public

MY COMMISSION EXPIRES: June 9, 1980

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Joel Riggs and Company
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JM/M Alfonso B. Patton (NAME)	same (NAME)	105-1-224
4112 West Hamilton Rd. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tenn. (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, John W. Reynolds and wife, Nell Evans Reynolds

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Alfonso B. Patton and wife, Katharyn M. Patton

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. 95 on the Map of the Boyd Ament Tract, as of record in Book 21, page 83, Register's Office for said County, which lot is also shown on the Plan of record in Book 332, page 82, Register's Office for said County.

SAID Lot No. 95 fronts 50 feet on the northerly side of Edgehill Avenue and runs back between lines 164 feet, more or less, to an alley.

BEING the same property conveyed to John W. Reynolds and wife, Nell Evans Reynolds, by deed from Phillip Klott, of record in Book 3971, page 103, Register's Office for Davidson County, Tennessee.

INCLUDED IN THE ABOVE DESCRIPTION, BUT EXPRESSLY EXCLUDED THEREFROM is that portion of the property conveyed to The Nashville Housing Authority, by deed from George L. Rooker, Clerk of the Circuit Court, of record in Book 4357, page 466, Register's Office for Davidson County, Tennessee, described as follows:

Land in the City of Nashville, County of Davidson, State of Tennessee, being part of Lot 95, Boyd's Addition Sub. Ament, as of record in Book 21, page 83, Register's Office for said County, and more particularly described as follows:

BEGINNING at a point, said point being the northeast intersection of Edgehill and Villa Place; thence along the northern margin of Edgehill Avenue in an easterly direction a distance of 50 feet, more or less, to a point; thence along the property line in a northerly direction a distance of 10 feet, more or less, to a point; thence a line in a westerly direction a distance of 25 feet, more or less, to a point; thence along a radius of 25 feet in a northwesterly direction a distance of 39 feet, more or less, to a point; thence along the eastern margin of Villa Place in a southerly direction a distance of 35 feet, more or less, to the point of beginning, and containing 635 square feet, more or less.

This is unimproved ( ) improved (X) property, known as 1510 Edgehill Avenue, Nashville, Tennessee
(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 17th day of August, 19 77

BY: John W. Reynolds

BY: Nell Evans Reynolds

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 John W. Reynolds and wife, Nell Evans Reynolds

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 5th day of August 19 77.

Commission expires June 9, 1980

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

WARRANTY DEED

FROM

John W. Reynolds and wife,

Nell Evans Reynolds

TO

Alfonso B. Patton and wife,

Katharyn M. Patton

E 23795

IDENTIF. REFERENCE

SEP 2 8 29 AM '77

FELIX WILSON REGISTER
DAVIDSON COUNTY, TENN.

SEP-27 77	CONV	*5,000.00			
SEP-27 77	S'TAX		B*	13.00	
SEP-27 77	PR'FEE		B*	.50	
SEP-27 77	W'DEED		B*	4.00	* 17.50

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.