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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 7,900.00

Heather Scott
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 30th DAY OF September, 1977

Mary M. Smith
Notary Public

MY COMMISSION EXPIRES: 2-7-79
(AFFIX SEAL)

This Instrument prepared by:
GULLETT, STEELE, SANFORD,
ROBINSON & MERRITT
230 Fourth Ave., No., Nashville, Tenn. 37219

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John H. Ladd, Jr. et ux (NAME)	Home Federal Savings & Loan (NAME)	81-11
1539 12th Avenue North (STREET ADDRESS OR ROUTE NUMBER)	230 4th Avenue North (STREET ADDRESS)	Par. 585
Nashville, Tennessee 37219 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (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, HESTER ANN PATTERSON, WIDOW

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOHN H. LADD, JR. AND WIFE, MARTHA E. LADD

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 the southerly half of Lot No. 174 in McGavock, Wetmore and others' Second Addition to Nashville, called the Addition to the Town of McGavock, a plan of which is of record in Book 21, page 41, said Register's Office.

Said southerly half of Lot No. 174 fronts 25 feet on the westerly side of 12th Avenue, North, formerly Florence Street, and runs back between parallel lines 154 feet to an alley.

Being the same property conveyed to Neal Odell Patterson and wife, Hester Ann Patterson by deed from John H. Otey, Jr. and wife, Bettie G. Otey of record in Book 3182, page 118, said Register's Office. The said Neal Odell Patterson having since died.

This is unimproved ( ) improved (X) property, known as 1539 12th Avenue North, Nashville, Tennessee 37219
(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 28th day of September, 1977

Hester Ann Patterson
HESTER ANN PATTERSON

STATE OF TENNESSEE
Davidson County
Sumner

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named HESTER ANN PATTERSON, WIDOW

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Gallatin, Tennessee, this 28th day of September 19 77

Commission expires Feb. 25, 1978

J. Dorothy Mullins
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

E 29479

Return to Home Federal
Closing Dept. 560, 482-3

WARRANTY DEED

FROM

HESTER ANN PATTERSON

WIDOW

TO

JOHN H. LADD, JR.
ET UX
MARTHA E. LADD

IDENTIF. REFERENCE

OCT 4 3 12 PM '77

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TENN.

	CONV	*7,900.00		
S'TAX			B*	20.50
PR'FEE			B*	.50
	W'DEED		B*	4.00

*

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

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