BOOK 5247 PAGE 973

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $54,000.00

Daniel E. Tyler
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27 DAY OF January 19 78.

Notary Public

MY COMMISSION EXPIRES: 2-18-79

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Denney, Lackey, & Chernau 218 Third Ave. North Nashville, Tn. 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Daniel E. Tyler and wife (NAME)	Fidelity Federal (NAME)	104-13
Adele Tyler (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	Par 11
215 Cantrell Ave. (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	
Nashville, Tn. 37215		

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, Ovada Holt, a widow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Daniel E. Tyler and wife, Adele Tyler

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. 50 on the Map of Bransford Realty Co.'s Subdivision of Lots Nos. 8, 10, 11, 12 and part of Lot No. 9 in Block "E" and certain lots in Blocks F & G in Whitland Realty Company's Subdivision, of record in Book 547, page 53, said Register's Office.

Beginning at the northwesterly corner of Wilson Avenue, now Cantrell Avenue and Rolland Road, thence with the westerly margin of Wilson Avenue, now Cantrell, northwardly 100 feet to the southeast corner of Lot No. 6; thence with the southerly line of Lot No. 6, westwardly 200 feet; thence southwardly 55 feet to the northerly margin of Rolland Road; thence with said Road, southeasterly 185.5 feet to a turn in said road; continuing with said road in an easterly direction 20 feet, in all 205.5 feet to the beginning.

Being the same property conveyed to Ovada Holt by deed from Bertie C. McClendon of record in Book 4366, page 832, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 215 Cantrell Avenue Nashville, Tn. 37215
(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 my hand s this 27th day of January, 19 78

Ovada Holt

Ovada Holt, a widow

STATE OF TENNESSEE
Davidson County

BOOK 5247 PAGE 974

Personally appeared before me, KATHY JO HAHN, a Notary Public in and for said County and State, the within named Ovada Holt, a 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 Nashville, Tennessee, this 27 day of January 1978

Commission expires 2-23-81

Kathy Jo Hahn
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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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

Loan No. 112544-0

WARRANTY DEED

FROM Ovada Holt, a widow

TO Daniel E. Tyler and wife, Adele Tyler

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

E 48336
F 48336

[illegible] REFERENCE

JAN 31 2 32 PM '78

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JAN31 78	CONV	54,000.00			
JAN31 78	S'TAX		B*	140.40	
JAN31 78	PR'FEE		B*	.50	
JAN31 78	W'DEED		B*	4.00	* 144.90