BOOK 5268 PAGE 383

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 58,750.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF MARCH, 19 78

W. C. Caldwell
Notary Public

MY COMMISSION EXPIRES: 5/2/79
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS, ADAMS & WEEMS, ATTYS.
401 Union Street, Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dan H. Elrod (NAME)	First and Mid-South Mortgage Company (NAME)	MAP 116-16
4016 Copeland Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 2565 (STREET ADDRESS)	PARCEL 53
Nashville, TN 37215 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37219 (CITY) (STATE) (ZIP)	7DA33035

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, David C. Beavers et ux Carolyn D. Beavers

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Dan H. Elrod et ux Zita E. Elrod

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. 43 on the plan of Evergreen Heights, Part Two, of record in Book 1835, page 19, Register's Office for said County.

SAID Lot No. 43 fronts 132.36 feet on the easterly margin of Copeland Drive and extends back 258 feet on the northerly line and 173.8 feet on the southerly line to a broken line in the rear, measuring 183.7 feet thereon.

BEING the same property conveyed to David C. Beavers and wife, Carolyn D. Beavers, by deed from James H. Harris, III and wife, Patricia A. Harris, of record in Book 5108, page 805, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements of record.

This is improved (X) unimproved ( ) property, known as 4016 Copeland Drive (House Number) (Street) Nashville, TN 37215 (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 30TH day of MARCH, 19 78

David C. Beavers

Carolyn D. Beavers

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named David C. Leavers et ux Carolyn L. Leavers

the bargainors, 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 30th day of MARCH 19 78.

Commission expires 5/2/79

W. C. Cockrell
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
David C. Leavers

TO
Lan h. Elrod

E 57580

IDENTIF. REFERENCE

APR 3 11 14 AM '78

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Rec'd, Box 8

WILKINS, ADAMS & WEEMS, ATTORNEYS
401 Union Street
1100 Fidelity Federal Building
Nashville, Tennessee 37219

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APR-3-78	CONV	58,750.00			
APR-3-78	S'TAX		B*	152.62	
APR-3-78	PR'FEE		B*	.50	
APR-3-78	W'DEED		B*	4.00	* 157.12