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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 $14,500.00

Henry F. Niedzwecki
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF April, 1978.

Mrs. G. Ezell Gregory
Notary Public

MY COMMISSION EXPIRES: July 24, 1980

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Tom G. Coleman, Jr., Atty., 1702 Parkway Towers, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Henry F. Niedzwecki, unmarried (NAME)	New Owner (NAME)	Map 94-1
518 So. 12th St. (STREET ADDRESS OR ROUTE NUMBER)	518 So. 12th St. (STREET ADDRESS)	Par 19
Nashville, Tenn. 37206 (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. 37206 (CITY) (STATE) (ZIP)	18W-13975

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, Johnnie M. Kyle and wife, Nella V. Kyle

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Henry F. Niedzwecki, unmarried

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 32 in Payne, Blakemore & Cummings Addition to Edgefield, now East Nashville, a plan of which is of record in Book 57, Page 70, Register's Office for said County.

Said Lot 32 fronts 50 feet on the West side of South 12th Street and runs back between parallel lines 161 feet to an alley.

Being the same property conveyed to Johnnie M. Kyle and wife, Ruby A. Kyle, by deed from Jess Williams and wife, Jessie Williams, of record in Book 2398, Page 183, Register's Office for Davidson County, Tennessee, and by Quitclaim Deed from Robert J. Kyle in Book 3406, Page 185, Register's Office for Davidson County, Tennessee. The said Ruby A. Kyle has since deceased, and title now being vested in Johnnie M. Kyle as the sole surviving tenant by the entireties. The said Johnnie M. Kyle has since remarried, and his wife joins in this conveyance for the purpose of conveying any marital rights or interest she may have in said property.

This instrument is made subject to all applicable local government planning, building and zoning regulations.

This is unimproved ( ) improved (X) property, known as 518 South 12th Street (House Number) (Street) Nashville, Tennessee (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 12th day of April, 1978

Johnnie M. Kyle
JOHNNIE M. KYLE

Nella V. Kyle
NELLA V. KYLE

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 JOHNNIE M. KYLE and wife, NELLA V. KYLE

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 12th day of April 19 78

Commission expires July 29, 1979

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
Johnnie M. Kyle, et ux

TO
Henry F. Niedzwecki, unmarried

Please mail to:
South Winds, Inc.
P. O. Box 40525
Nashville, Tenn. 37204

E 60283

IDENTIF. REFERENCE

APR 18 9 12 AM '78

FELIX Z. NILSON, REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Tides Guaranteed
NASHVILLE, TENN.

APR 18 78	CONV	14,500.00			
APR 18 78	S'TAX		B*	37.70	
APR 18 78	PR'FEE		B*	.50	
APR 18 78	W'DEED		B*	4.00	* 42.20