Mail to: Mr. John D Boulton
5013 Wilhaven Dr.
Nashville, TN 37211

BOOK 5296 PAGE 515

BOOK 5275 PAGE 931

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$8,300.00
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF April, 19 78

Stephen L. Edwards
Notary Public

MY COMMISSION EXPIRES: 3-3-79
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Stephen L. Edwards, 806 Nashville Bank & Trust Bldg., Nashville, TN 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John D. Boulton et ux (NAME)	Same (NAME)	Map 119-5
317 Lutie Street (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 259
Nashville, TN (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	6DA-14139

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, Larry O. Newell and wife, Shirley J. Newell

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John D. Boulton and wife, Lucille R. Boulton

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. 53 on the Map of the Resubdivision of Blocks Nos. 23 and 24 and parts of Blocks Nos. 26 and 27, Cumberland Nurseries, as of record in Book 161, page 139, Register's Office for said County.

Said Lot No. 53 fronts 50 feet on the southerly side of Lutie Street and runs back between parallel lines 179 feet to an alley.

Being the same property conveyed to Larry O. Newell, by deed from John C. McLemore, Substitute Trustee, of record in Book 5186, page 275, Register's Office for Davidson County, Tennessee.

Grantees will pay the 1978 taxes.

This is unimproved ( ) improved (X) property, known as 317 Lutie Street, 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 hand s this 20th day of April, 1978

Shirley J. Newell

Larry O. Newell

re-record

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Stephen L. Edwards, a Notary Public in and for said County and State, the within named Larry O. Newell and Shirley J. Newell

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 28th day of April 19 78

Commission expires 3 2 79

Stephen L Edwards
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
Larry O. Newell and wife,
Shirley J. Newell

TO
John D. Boulton and wife,
Lucille R. Boulton

E 6 0 9 8 4

IDENTIF. REFERENCE

APR 20 3 14 PM '78

REGISTER

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

APR 20 78	CONV	*8,300.00			
APR 20 78	S'TAX		B*	21.58	
APR 20 78	PR'FEE		B*	.50	
APR 20 78	W'DEED		B*	4.00	* 26.08
JUN-9 78	MISC		B*	4.00	* 4.00

F 7 0 2 1 0

IDENTIF. REFERENCE

JUN 9 10 24 AM '78

FELIX Z. HALL JR. REGISTER
DAVIDSON COUNTY, TENN.