FORM NO. WD-1

BOOK 5315 PAGE 945

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 75,000.00

Edward X. Carr
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF July, 19 78

C M Cairns
Notary Public

MY COMMISSION EXPIRES: 2-18-80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Edward X. Carr, 4313 Esteswood Drive, Nashville, Tenn.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rodd Nelson (NAME)	Rodd Nelson (NAME)	130-8
4313 Esteswood Drive (STREET ADDRESS OR ROUTE NUMBER)	4313 Esteswood Drive (STREET ADDRESS)	Parcel 9
Nashville, Tenn. (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. (CITY) (STATE) (ZIP)	

Mail

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, Edward X. Carr and wife, Myrtle A. Carr

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Rodd Nelson

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:

Being lot No. 18 on the Plan of Esteswood Estates, as of record in book 1835, pafe 101, Register's Office for said County.
Said lot No. 18 fronts 150 feet on the westerly side of Esteswood Lane and runs back 252.3 feet on the northerly line and 252.1 feet on the southerly line to a dead line, measuring 150 feet thereon.
Being the same property conveyed to Edward X. Carr and wife, Myrtle A. Carr by deed from R. C. Buckner and wife, Mae Lowe Buckner, of record in book 2339, page 553, said Register's Office.

This conveyance is made subject to public utility easement, 75 foot building set-back line and conditions of owners certificate as shown on plan in book 1835, page 101; restrictive covenants contained in an instrument recorded in book 1090, page 98; and restrictive covenants contained in an instrument recorded in book 1850, page 17, said register's office.

This is ~~unimproved~~ improved (XX) property, known as 4313 Esteswood Drive, Nashville, Tenn.
(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 this 25th day of July, 19 78

Edward X. Carr

Myrtle A. Carr

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, C M Carey, a Notary Public in and for said County and State, the within named Edward X. Carr and wife Myrtle A. Carr

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 25th day of July 19 78

Commission expires Feb 18, 1980 C M Carey
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 78853

IDENTIF. REFERENCE

JUL 26 8 55 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM
Edward X. Carr et ux

TO
Rodd Nelson

JUL 26 78	CONV	75,000.00			
JUL 26 78	S'TAX		B*	195.00	
JUL 26 78	PR'FEE		B*	.50	
JUL 26 78	W'DEED		B*	4.00	* 199.50

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.