BOOK 5330 PAGE 552 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 23,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 21st DAY OF AUGUST, 19 78

Notary Public

MY COMMISSION EXPIRES: 6/7/80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

FOLEY & WEISS, ATTORNEYS, 908 FIDELITY FEDERAL BUILDING, NASHVILLE, TN. 37219

NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| PAUL T. KIDWELL JR. ETUX (NAME) | THE LOMAS & NETTLETON COMPANY (NAME) | 53-3-221 |
| 1305 OVERTON STREET (STREET ADDRESS OR ROUTE NUMBER) | P. O. BOX 964 (STREET ADDRESS) | 4D 44980 |
| OLD HICKORY, TENNESSEE (CITY) (STATE) (P. O. ZIP) | VIRGINIA BEACH, VIRGINIA (CITY) (STATE) (ZIP) | |

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, HEIRS AT LAW OF J. HOBSON REYNOLDS, DECEASED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO PAUL T. KIDWELL JR. AND WIFE, JOAN H. KIDWELL

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. 139 on the Plan of Section "B" Village of Old Hickory, as of record in Book 1424, page 67, Register's Office for said County.

SAID Lot 139 fronts 55.2 feet on the easterly side of Overton Street and runs back 86.5 feet on the northerly line and 86.7 feet on the southerly line, to a dead line, measuring 55 feet thereon.

BEING the same property conveyed to J. Hobson Reynolds and wife, Betty Reynolds by deed from George C. Becvar and wife, Marian R. Becvar of record in Book 3944, page 841, said Register's Office. The parties having since been divorced and the said J. Hobson Reynolds having since died.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights of way for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantees herein.

This is unimproved ( ) improved (X) property, known as 1305 OVERTON STREET (House Number) (Street) OLD HICKORY, 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 21st day of AUGUST, 19 78

X Betty Reynolds

BETTY REYNOLDS GUARDIAN FOR J. HOBSON REYNOLDS JR.

X Virginia Reynolds Williams

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 BETTY REYNOLDS AND SUZANNE REYNOLDS WILLIAMS

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 21st day of AUGUST 19 78

Commission expires 6/7/80

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

BETTY REYNOLDS AND SUZANNE REYNOLDS WILLIAMS

TO

PAUL T. KIDWELL AND WIFE, JOAN H. KIDWELL

E 85374

IDENTIF. REFERENCE

AUG 28 2 17 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

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|---|---|---|---|---|---|
| AUG 28 78 | CONV | 23,500.00 | | | |
| AUG 28 78 | S'TAX | | B* | 61.10 | |
| AUG 28 78 | PR'FEE | | B* | .50 | |
| AUG 28 78 | W'DEED | | B* | 4.00 | * 65.60 |