BOOK 5331 PAGE 846

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 34,000.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES: 4-8-79

(AFFIX SEAL)

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

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
DARYLE RICARDO DOWELL et ux (NAME)	SAME (NAME)	22 W 00025
919 Benton Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	105-9
Nashville, TN 37204 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	420.2

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, DAVE RUTLAND and wife, HAZEL RUTLAND

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DARYLE RICARDO DOWELL and wife, FAYE EVONE DOWELL

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. 1 on the plan of Subdivision of The Sam B. Walker Property, of record in Book 3106, page 134, Register's Office for said County.

SAID Lot No. 1 fronts 50 feet on the southerly margin of Benton Avenue and extends back 288.5 feet on the easterly line and 288.7 feet on the westerly line to a dead line in the rear, measuring 38.2 feet thereon.

BEING the same property conveyed to Dave Rutland and wife, Hazel Rutland by deed from Narcisco Homeso Saavedra and wife, Princess P. Saavedra of record in Book 4830, page 359, Register's Office for Davidson County, Tennessee.

This is { unimproved ( ) / improved (X) } property, known as 919 Benton Avenue, Nashville, TN 37204
(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 25th day of August, 1978

Dave Rutland

Hazel Rutland

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Dave Rutland and wife, Hazel Rutland

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 August, 1978

Commission expires 9-8-79

Patricia S. Howe
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
DAVE RUTLAND et ux

TO
DARYLE RICARDO DOWELL et ux

E 8 5 9 7 7

IDENTIF. REFERENCE

AUG 30 2 56 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Row 1, Box 8 (djm)
WILKINS, ADAMS & WEEMS, ATTORNEYS
401 Union Street
1100 Fidelity Federal Building
Nashville, Tennessee 37219

AUG 30 78	CONV	34,000.00			
AUG 30 78	S'TAX		B*	88.40	
AUG 30 78	PR'FEE		B*	.50	
AUG 30 78	W'DEED		B*	4.00	* 92.90