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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 $ 8500.00

Johnnie D. Tidwell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF January, 19 80

Jay C. Evans
Notary Public

MY COMMISSION EXPIRES: April 18, 1982
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
JAY EVANS, ATTORNEY - 327 Union St. - Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JOHNNIE D. TIDWELL and (NAME)	SAME - 2301 Marsha Drive mail (NAME)	72-12 319
wife, JOLENE FRANES TIDWELL (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
1937 Pinehurst Drive Nashville, Tennessee 37216 (CITY) (STATE) (P. O. ZIP)	Madison, TN. 37115 (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, Jay C. Evans, a single person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Johnnie D. Tidwell & wife Jolene F. Tidwell

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 56 in the Riverwood Heights Plan, Section 8 and of Record in Plan Book 3842, Page 157, in the Register's Office of Davidson County, Tennessee, and fronting 89 feet on Pinehurst Drive and runs back with perpendicular line 150 feet to a dead line and 89 feet thereon.

This Lot is restricted to a single family residential purpose and the residential building having a minimum of 1,400 sq.feet of living space and being of Brick or Rock Venier. The Lot has a 30 feet Setback Line from Pinehurst Drive and a 10 feet Public Utility Easement along the rear line.

Being the same property conveyed to Jay C. Evans by deed from East Dale Realty Company in Book 1968, Page 464, and also by deed from Sarah C. Evans in Book 5152, Page 274 and also by a quit claim from Lawrence J. Timon and Wife, Gay Timon, of record in Book 5260, Page 119, all being in the Register's Office of Davidson, County, Tennessee.

This is unimproved (✓) improved ( ) property, known as 1937 (House Number) Pinehurst Drive, (Street) Nashville, (P. O. Address) Tennessee (City or Town) 37216 (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 my hand this January day of 11th, 19 80

Jay C. Evans

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Jay S. Bishop, a Notary Public in and for said County and State, the within named Jay Evans

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 11th day of January 1980

Commission expires April 18, 1982

Jay S. Bishop
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
JAY C. EVANS

TO
JOHNNIE TIDWELL and wife,
JOLENE FRANCES TIDWELL
2301 Mockingbird Lane
Madison, Tennessee 37115

F 71878

IDENTIF. REFERENCE

JAN 11 3 48 PM '80

REGISTER'S OFFICE
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

01/11 28.60- CHECK

6370

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

8500.00- CO
22.10 CO TX
.50 PRFEE
6.00 WDEED
CHECK 28.60
6870A01/11/80 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 7 1 8 7 8

IDENTIFICATION REFERENCE

JAN 11 3 48 PM '80

REGISTER
DAVIDSON COUNTY, TENN.

No. 736404