7003 01/14 70.20- CHECK

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$24,500.00 Dennis R. Lowery
Affiant

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

Notary Public

MY COMMISSION EXPIRES: 7/19/81

(AFFIX SEAL)

BOOK 5554 PAGE 552

THIS INSTRUMENT WAS PREPARED BY

TITLE ESCROW, INC. (NAME) 311 Plus Park Blvd, Nashville, Tennessee (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dennis R. & Beverly Lowery (NAME)	Same (NAME)	61-16
1333 McAlpine Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 115
Nashville, Tn. 37216 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	15DZ-21485

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, Joe E. Dixon and wife, Ruth O. Dixon

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Dennis R. Lowery and wife, Beverly Lowery

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 the easterly part of Lot No. 55 on the Map of Kennedy & Graves Subdivision of Blocks "C" and "D" Monte Vista, as of record in Book 843, page 14, said Register's Office.

SAID part of said Lot No. 55 fronts 50 feet on the northerly side of McAlpine Avenue formerly Alpine Avenue, and runs back between lines 358 feet, more or less on the westerly line and 335 feet on the easterly line, to a dead line in the rear on which it measures 58 feet.

BEING the same property conveyed to Joe E. Dixon by deed from Frank P. Dixon and wife, Velma L. Dixon of record in Book 4668, page 712, Register's Office for Davidson County, Tennessee.

Ruth O. Dixon and Ruth O'Kain Dixon are one and the same person

THIS conveyance subject to such restrictions and easements of record in said Register's Office. Easement for Sanitary Sewers and/or Storm Drainage of record in Book 4207, page, 300, said Register's Office.

This is unimproved (xx) property, known as 1333 McAlpine Avenue (House Number) (Street) Nashville, Tn. 37216 (P. O. Address) (City or Town) (Postal Zip)
unimproved ( )

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 11th day of January, 19 80

Joe E. Dixon

Ruth O'Kain Dixon
Ruth O. Dixon

Ruth O. Dixon

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ~~Joe E. Dixon and wife, Ruth O. Dixon~~

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 14th day of January 19 80

Commission expires 7/19/81

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

F 7 1 9 9 9

WARRANTY DEED

FROM

Joe E. Dixon and wife,

Ruth O. Dixon

TO

Dennis R. Lowery and wife,

Beverly Lowery

IDENTIF. REFERENCE

JAN 14 11 17 AM '80

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TENN.

File Box 24

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF BOOK 5554 PAGE 554

FOR

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
			24500.00- CO	
			63.70 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 70.20-	
7003A01/14/80			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 71999

IDENTIF. REFERENCE T

JAN 14 11 17 AM '80

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

No. 736530