BOOK 5721 PAGE 542

5043 03/16 37.70- CHECK

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$12,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF March 19 81.

Notary Public

MY COMMISSION EXPIRES: 10-21-84

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Harold Reeves, Attorney, 640 Spence Lane, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Slate and Sweeney Construction Company (NAME)	SAME (NAME)	Map 43-6
4228 Cecil Court, South (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcels 344 &345
Madison, Tenn. 37115 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	11D-62137 11D-62138

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, Glen E. Tidwell and wife, Hannelore F. Tidwell

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Slate and Sweeney Construction Company

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 Lots Nos. 1 and 2 on the Plan of a Resubdivision of Lots 9 and 23 on the unrecorded plan of Anderson Estates, as of record in Book 5190, page 112, Register's Office for said county, as more fully described as follows:

LOT NO.1 BEGINNING at a point in the easterly margin of Nix Drive; thence leaving said margin, South 87 deg. 30 min. East 148.15 feet to a point; common corner of lots Nos. 1 and 3; thence with the line between lots 1 and lots 3 and 4, South 2 degrees 30 min. West 54.00 feet to a point, common corner of Lots Nos. 1 and 2; thence with the line between said two lots, North 87 deg. 30 min. West 148.15 feet to a point in the easterly margin of said Nix Drive; thence with said margin, North 2 deg. 30 min. East 54.00 feet to the point of beginning. LOT NO. 2 BEGINNING at a point in the easterly margin of Nix Drive; common corner of Lots Nos. 1 and 2; thence leaving said margin with the line between said two lots, South 87 degrees30 min. East 148.15 feet to a point in the line of Lot No.4; thence with the line between Lots Nos. 2 and 4, South 2 deg. 30 min. West 60.20 feet to a point in the northerly margin of Roosevelt Avenue; thence with said margin, North 87 deg. 30 min. West 123.15 feet to the beginning of a curve having a radius of 25 feet; thence with said curve, northwestwardly 39.27 feet to a point in the easterly margin of said Nix Drive; thence with said margin,North 2 deg. 30 min. East 35.20 feet to the point of beginning.

BEING the same property conveyed to Glen E. Tidwell and wife, Hannelore F. Tidwell by installment deed from C. A. Wilson, Trustee of record in Book 5457, page 55, Register's Office for Davidson County, Tennessee.

THE Plan of record in Book 5190, page 112, said Register's Office, shows an Owner's Certificate, a 20 foot minimum building setback line from Nix Drive and Roosevelt Avenue. This conveyance is subject to restrictive covenants and easements of record in said Register's Office. THERE is a 10 foot water easement along the southerly line of Lot No. 2 and a 10 foot water easement along the westerly lot line of Lot No. 1.THere is a 5 foot water *** (over

unimproved (X)
This is improved ( ) property, known as Lot No. 1 and 2 Nix Drive, Madison, Tennessee 37115
(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 6th day of March, 19 81

Glen E. Tidwell

Hannelore F. Tidwell

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Glen E. Tidwell and wife, Hannelore F. Tidwell

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 Madison, Tennessee, this 6th day of March 19 81

Commission expires 10/21/84

Mrs. Alfred Rabin
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

Glen E. Tidwell and wife, Hannelore F. Tidwell

TO

Slate & Sweeney Construction Company

G 3327 I

IDENTIF. REFERENCE

MAR 16 10 34 AM '81

FELIX A. HUDSON II REGISTER
DAVIDSON COUNTY, TENN.

HSON

Mail to:
Bank of Goodlettsville
100 Main St.
Goodlettsville, TN 37072

*** easement along the northerly line of Lot No. 1. There is a 10 foot public utility easement on the rear lines of Lot No. 1 and No.2. These easements are of record in Book 5190, Page 112, Register's Office for Davidson County, Tennessee.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF BOOK 5721 PAGE 544

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
			12000.00- CO	
			31.20 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	37.70-
5043A	03/16/81		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 33271

IDENTIF. REFERENCE

MAR 16 10 34 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 811749