THIS INSTRUMENT PREPARED BY:
G. RHEA BUCY, MARTIN & COCHRAN
4th Fl., 226 Third Ave., N.
Nashville, TN 37201

BOOK 5733 PAGE 30

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Cam J. Tidwell, et ux.	Cam J. Tidwell, et ux.	16DA-16711
(NAME) 204 Mockingbird Road	(NAME) 204 Mockingbird Road	Map 132-5
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN 37205	(STREET ADDRESS) Nashville, TN 37205	Par. 24
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Sixty-Three Thousand Five Hundred and 00/100ths ---------- ($63,500.00) ---------- *Dollars,*

cash in hand paid by Cam J. Tidwell and wife, Hazel W. Tidwell, and other good and valuable consideration, the receipt of which is hereby acknowledged,

we, Francis B. Youmans, Jr., and wife, Billye Brown Youmans,

have this day bargained and sold, and do hereby transfer and convey unto the said Cam J. Tidwell and wife, Hazel W. Tidwell, their

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 9 on the plan of Glendale Park, Section No. 2 of record in Plan Book 1130, page 61, Register's Office for said County.

Said Lot No. 9 fronts 125 feet on the northerly margin of Tower Place and extends back between parallel lines 172.5 feet to a dead line in the rear.

Being the same property conveyed to Francis B. Youmans, Jr. and wife, Billye Brown Youmans by deed from James W. Berry, Jr. and wife, Martha Jo Berry, of record in Book ____, page ____, Register's Office for Davidson County, Tennessee.

This conveyance is expressly subject to the following:

1. Restrictions filed for record in Book 1908, page 285, Register's Office for Davidson County.
2. 50 foot set-back line from Tower Place and a 10 foot easement for public utility and drainage purposes along the back line of said lot as shown on the plan of record in Book 1130, page 61, R.O.D.C.
3. Easement for sanitary sewers and/or storm drainage 30 feet in width of record in Book 4108, page 580, R.O.D.C.
4. 1981 real property taxes which have been prorated and assumed by Grantees.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 63,500.00

Affiant

Subscribed and sworn to before me, this the 15 day of April, 19 81.

Notary Public

My commission expires: April 28, 1981 (Affix Seal)

This is improved (X) property, known as 902 Tower Place (House Number) (Street) Nashville (P. O. Address) (City or Town) Tennessee 37204 unimproved ( )

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Cam J. Tidwell and wife, Hazel W. Tidwell, their *(successors), heirs and assigns forever.* We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Cam J. Tidwell and wife, Hazel W. Tidwell, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our hands this 15th day of April, 1981, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Francis B. Youmans, Jr.
Billye Brown Youmans

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mrs. June Pulliam, *a Notary Public in and for said County and State,* Billye Brown Youmans,

the within named bargainor, with whom I am personally acquainted, and who acknowledged that she *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, *Tennessee this* 13 *day of* April, *19* 81

Mrs. June Pulliam *Notary Public*

Commission expires April 28, 1981

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ..... *of the* ....., *the within named bargainor, a corporation, and that* .....*he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in Chesterfield, Virginia, *this* 14th *day of* April, *19* 81

M. Martha J. Ogden *Notary Public*

Commission expires .....

STATE OF Virginia]
COUNTY OF Chesterfield]

Personally appeared before me, Martha J. Ogden a Notary Public in and for said County and State, Francis B Youmans, Jr., the within named 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 Chesterfield, Va. this 14th day of April, 1981.

M. Martha J. Ogden Notary Public

Commission expires

My Commission Expires January 29, 1984

WARRANTY DEED

FROM
Francis B. Youmans, Jr., et ux.

TO
Cam J. Tidwell, et ux.

337448

IDENTIF. REFERENCE

APR 15 10 25 AM '81

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Guaranty Title
Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5733 PAGE 32

RECEIVED OF _____

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
			63500.00- CO	
			165.10 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 171.60-	
0278A	04/15/81	BAL	.00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G.37.448

IDENTIF. REFERENCE

APR 15 10 25 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 816770