File 35

FORM NO. WD-1

BOOK 6135 PAGE 990

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 63,000.00

Rebecca Nell Bain
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 30th DAY OF AUGUST, 1983

Notary Public

MY COMMISSION EXPIRES: 7-4-87

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WALT, DYER & JAMES, ATTYS., Suite C-301, 2002 Richard Jones Rd./Nashville, TN 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Joseph Calvin Hewgley Rebecca Nell Bain (NAME)	LEADER FEDERAL SAVINGS & LOAN ASSOC. (NAME)	
317 Chesterfield Ave. (STREET ADDRESS OR ROUTE NUMBER)	P.O. BOX 2926 (STREET ADDRESS)	Map 104-10
Nashville, TN 37203 (CITY) (STATE) (P. O. ZIP)	MEMPHIS, TN 38101 (CITY) (STATE) (ZIP)	68

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, ESTATE OF ELMER A. MOODY, by: RUBYE ANNE WHITE and PATRICIA ARNA KETCHUM, Heirs-at-Law and husbands

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO REBECCA NELL BAIN, unmarried and JOSEPH CALVIN HEWGLEY, unmarried

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:

SEE ATTACHED LEGAL DESCRIPTION.

H 7.3395

IDENTIF. REFERENCE

SEP 14 10 41 AM '83

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

09/14 173.30 CHECK

7163

unimproved ( )
This is improved (✓) property, known as 317 Chesterfield Avenue (House Number) (Street) Nashville, TN 37203 (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 30th day of AUGUST, 19 83

William R. White (WILLIAM R WHITE)

Rubye Anne White
RUBYE ANNE WHITE

ESTATE OF ELMER A. MOODY, BY:

Jerry L. Ketchum (Jerry L. Ketchum)

Patricia Arna Ketchum
PATRICIA ARNA KETCHUM

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ESTATE OF ELMER A. MOODY, BY: RUBYE ANNE WHITE and PATRICIA ARNA KETCHUM, Heirs-at-Law and WILLIAM R. White and Jerry L. Ketchum, Their Spouses

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 30th day of AUGUST, 1983.

Commission expires 4-14-87

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

TO

PREPARED BY:

WALT, DYER & JAMES, Attorneys
Suite C-301
2002 Richard Jones Road
Nashville, TN 37215
Phone: (615) 297-0925

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LEGAL DESCRIPTION

LAND in Davidson County, Tennessee, being part of Lot 29 on the Map of Bransford Realty Company's West End Heights Subdivision, as of record in Plat Book 332, Pages 124 & 125, said Register's Office. SAID part of Lot 29 fronts 60 feet on the westerly side of Chesterfield Avenue and runs back 165 feet on the southerly side to a line in the rear and runs back 144.7 feet on the northerly line to a line in the rear; the line in the rear is a broken line measuring 60.7 feet.

BEING part of the same property conveyed to Elmer A. Moody and wife, Laverne Mitchell Moody by deed from Fannie Barnett and husband Issac Barnett of record in Book 3531, Page 429, said Register's Office for Davidson County, Tennessee. The said Elmer A. Moody has sinced died, being predeceased by Laverne Mitchell Moody. All the heirs at law join in this conveyance, together with their spouses.

A portion of the above described property has been conveyed as a permanent easement to the State of Tennessee Department of Transportation for the construction and maintenance of an electric power line and underground santitary sewers, of record in Book 4735, Page 998, which also describes that portion of the Lot 29 which has been granted to the State but is not included in the property being conveyed. That portion of the property covered by the easement is conveyed herein.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF_____

FOR_____

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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
			63000.00- CO	
			163.80 CO TX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK	173.30-
7163A	09/14/83		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 7 3 3 9 5

IDENTIF. REFERENCE

SEP 14 10 41 AM '83

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

No. 978467