III/SA27

This instrument prepared by:
JOHN R. REYNOLDS, Attorney,
216 Third Avenue, North
Nashville TN 37201
Tel: (615) 256-2694

WARRANTY DEED

BOOK 6158 PAGE 949

Address New Owner(s) as follows:	Send Tax Bills to:	Map/Par. No.
DAVID K. WACHTEL	SAME	Map 71-16
503 Hall's Lane		Par. No. 228
Madison TN 37115		Field Book No. 20W-30190

For and in consideration of the sum of FORTY FOUR THOUSAND SEVEN HUNDRED FIFTY ($44.750.00) DOLLARS, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, we, C. W. TIDWELL and JAMES B. HARDY, hereinafter referred to as the Grantors, have bargained and sold, and by these presents do hereby transfer and convey unto DAVID K. WACHTEL, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot No. 182 and the northerly eight (8) feet of Lot No. 183, on the Map of Oakwood Park, as of record in Book 421, page 12, Register's Office for Davidson County, Tennessee.

Said Lot No. 182 and said part of Lot No. 183 adjoin and front together 52.2 feet on the west margin of North 7th Street and run back between lines, 165 feet along the south margin of Mile End Avenue to an alley in the rear on which it measures 47.6 feet.

Being the same property conveyed to C. W. Tidwell and James B. Hardy, as tenants in common, by deed from C. W. Tidwell et ux, Bob Jones et ux and Jim Hardy et ux, as shown of record in Book 6066, page 847, Register's Office for Davidson County, Tennessee.

The spouses of C. W. Tidwell and James B. Hardy join in this conveyance, conveying all right, title and interest they have in and to said property.

This is unimproved( ) improved (X) property, known as 1220 North Seventh Street, Nashville, Davidson County, Tennessee.

TO HAVE AND TO HOLD said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever; and we do covenant with the said Grantee 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 said land to the said Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever.

10/18 122.72 CHECK

5787

Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 13TH day of October 1983.

C. W. TIDWELL

LLEWELLYN S. TIDWELL

JAMES B. HARDY

JACKIE DEE HARDY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named C. W. TIDWELL and wife, LLEWELLYN S. TIDWELL, and JAMES B. HARDY and wife, JACKIE DEE HARDY, 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 13th day of October 1983.

Julie Bloomfield
Notary Public

My commission expires July 21, 1985

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer, is $44,750.00.

Affiant

Subscribed and sworn to before me this 17th day of Oct 1983.

Notary Public

My commission expires: 21 July 1984

NOTE TO REGISTER:
Upon recording, please return the recorded instrument to:
JOHN R. REYNOLDS, Attorney
216 Third Avenue, North
Nashville TN 37201

RUSH

FELIX Z. ... REGISTER
DAVIDSON COUNTY, TN

Oct 18 12 24 PM '83

IDENTIF. REFERENCE

H80647

OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 6158 PAGE 951

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

44750.00- CAMT.
116.22 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 122.72-
5787A10/18/83 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H80647

IDENTIF. REFERENCE

OCT 18 12 24 PM '83

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 986820