25 X

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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF ~~DAVIDSON~~ Sumner }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 23,000.00

Effie W. Bidwell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21 DAY OF April 1989.

Helen M. Armstrong
Notary Public

MY COMMISSION EXPIRES: Sept 27, 1992

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

ROBERT E.L. SUTTON, 901 STAHLMAN BUILDING, NASHVILLE, TN 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Layton James Adkins (NAME)	SAME (NAME)	119-1
334 Glenpark Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par 233
Nashville, TN 37217 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, Forrestine Waldron Akin and Effie Herrod Bidwell, a widow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Layton James Adkins and wife, Agnes S. Adkins

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 Lot No. 166 in Overhill City and W.H. Fox Subdivision of part of the Cumberland Nurseries property, a plan of which subdivision is of record in Book 332, page 21, Register's Office for said County.

Said Lot No. 166 fronts 50 feet on the westerly side of Foster Avenue and runs back between parallel lines, with the northerly margin of Rose Street, 150 feet to an alley.

Being the same property conveyed to Forrestine Waldron and Effie Herrod by deed from Rosa P. Waldron by deed of record in Book 3940, page 511, Register's Office for Davidson County, Tennessee.

Forrestine Waldron and Forrestine Waldron Akin are one and the same person and Effie Herrod and Effie Herrod Bidwell are one and the same person.

Neither Forrestine Waldron Akin nor her spouse occupy subject property as their principal residence.

Rosa P. Waldron died March 27, 1972, a resident of Davidson County, Tennessee.

This is { unimproved ( ) improved ( ) } property, known as 2231 Foster Avenue (House Number) (Street) Nashville, TN 37211 (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 21st day of April, 1989

Forestine Waldron Akin
Forrestine Waldron Akin

Effie Herrod Bidwell
Effie Herrod Bidwell

STATE OF TENNESSEE
Davidson County
Sumner

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Personally appeared before me, Jo Helen M. Armstrong, a Notary Public in and for said County and State, the within named Forrestine Waldron Akin and Effie Herrod Bidwell

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 April Nashville, Tennessee, this 21st day of April 1989

Commission expires Sept 27, 1992

Helen M. Armstrong
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

FORRESTINE WALDRON

EFFIE HERROD

TO

LAYTON J. ADKINS and wife

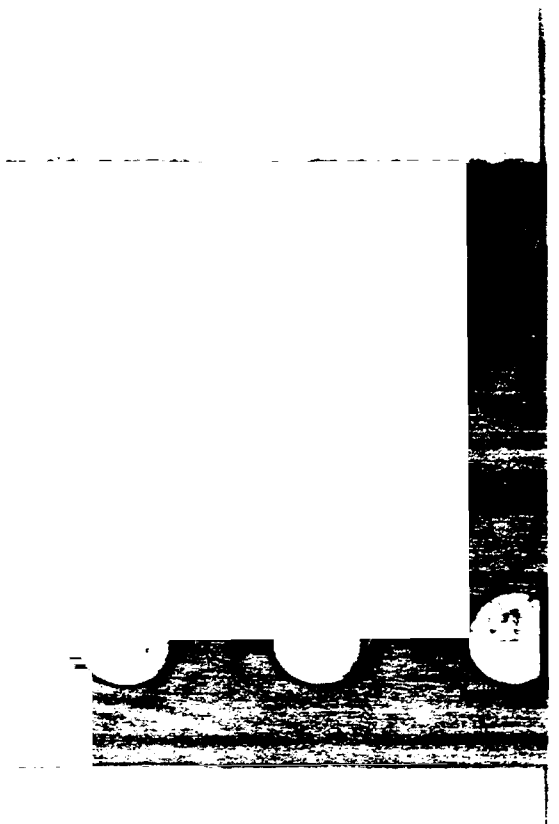
AGNES S. ADKINS

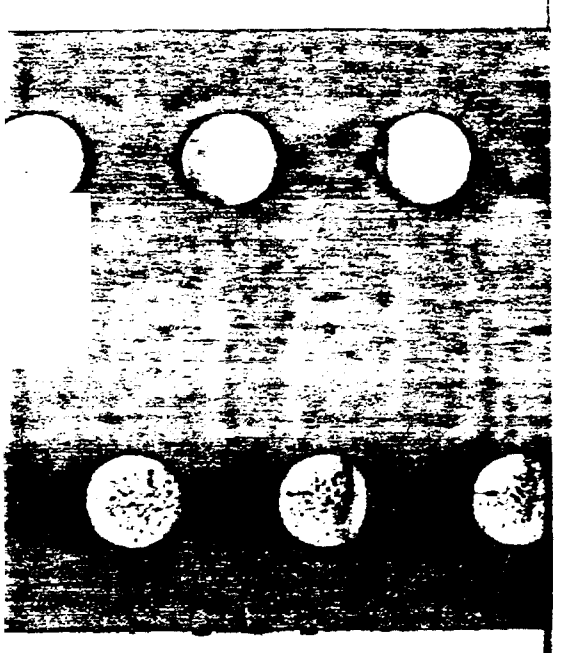
163: 05/01 010: 0 CHECK 82.40

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

FILED & RECORDED
DAVIDSON COUNTY, TN
MAY 1 2 38 PM '89
FELIX Z. WILSON
REGISTER

INDEXED





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 TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT 23000.00
CON TX 75.90
PRFEE 0.50
WDEED 6.00
TOTAL ~~82.40~~
CHECK ~~82.40~~

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05/01/89 01 14:39 0001 1638

29120

IDENTIFICATION REFERENCE

MAY 1 2 30 PM '89

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 205132