BK 3648

TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:
Warner E. Sharpe (NAME)
567 Croly Drive (STREET ADDRESS OR ROUTE NUMBER)
Nashville, Tennessee 37209 (CITY) (P. O. ZONE) (STATE)

SEND TAX BILLS TO: (NAME) (STREET ADDRESS) (CITY) (ZONE) (STATE)

MAP-PARCEL NUMBERS:

For and in consideration of the sum of $1.00 DOLLARS
ONE AND NO/100

Cash in hand paid by the Grantees herein and other good and valuable considerations, the receipt of which is hereby acknowledged and for the further consideration that the grantees herein assume and agree to pay the remaining unpaid balance of a note dated July 24, 1961, executed by the grantors herein, payable to Guaranty Mortgage Company, for the original sum of $8700.00, with interest at 5½% per annum, both principal and interest payable $49.42 monthly, beginning August 1, 1961, and secured by a Deed of trust of record in Book 3269, page 343 and re-recorded in Book 3273, page 381, Register's Office for Davidson County, Tennessee.

we, ARTHUR C. BERNARD AND WIFE, NORMA JEAN BERNARD
have bargained and sold, and by these presents do transfer and convey unto the said
WARNER E. SHARPE AND WIFE, FAYE B. SHARPE

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot No. 28 of Block "B" on the Map of Crolywood Subdivision, Section Two, as of record in Book 1130, page 100, Register's Office for said County, described as follows:
BEGINNING at a point in the westerly margin of Croly Drive, at the common corner of Lots Nos. 27 and 28; thence with the line between said lots, southwesterly 175.5 feet to a point; thence north 36° 30' west 192.4 feet to a point; thence south 85° 29' east 262.4 feet to a point in the westerly margin of Croly Drive; thence with the margin of said Drive, southerly along a slight curve, 76 feet to the point of beginning.
Being the same property conveyed to Arthur C. Bernard and wife, Norma Jean Bernard by two deeds from James Lynch, Jr. and wife, as of record in Book 3253, page 571, and in Book 3256, page 611, said Register's Office.

This is ( ) unimproved (X) improved property, known as 567 Croly Drive, Nashville, 37209 (House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

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 farther 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.

Whenever 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 hands this 20th day of November 19 63.

Arthur C. Bernard
Norma Jean Bernard

STATE TAX $ 12.62
PROBATE .50
TOTAL $ 13.12

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, John C. Jefferds Jr., a Notary Public in and for said County and State, the within named Arthur C. Bernard and wife, Norma Jean Bernard, 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 office in Nashville, Tennessee, this 20th day of November 19 63.

NOV 20 1963
R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

My Commission Expires: March 22, 1965 Notary Public

Warranty Deed
G-166058 Mag
FROM 98229

ARTHUR C. BERNARD, ET UX
TO
WARNER E. SHARPE, ET UX

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record
Noted in Book
Recorded in Book
Recording Fee
Register

REGISTER'S OFFICE
FOR DAVIDSON COUNTY, TENN. TITLE CO. 20

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