TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Sterling B. Edwards, Jr. and wife Mary L. Edwards (NAME)	Guaranty Mortgage Company (NAME)	
Dunailie Drive, (STREET ADDRESS OR ROUTE NUMBER)	316 Union Street (STREET ADDRESS)	BOOK 3803 PAGE 630
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	

For and in consideration of the sum of - - - - - - - - - - - - $19,450.00 -
Nineteen Thousand, Four Hundred, Fifty and no/100 - - - - - - - - - - - - - - - - - - - DOLLARS
cash in hand paid by Sterling B. Edwards, Jr. and wife, Mary L. Edwards

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged,
Hallmark Construction Company, a Tennessee Corporation

hereinafter referred to as the GRANTOR has bargained and sold, and by these presents does transfer and convey unto the said GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 5D38 on the Plan of GLENGARRY PARK, Section 5-D, of record in Book 3600, page 36, Register's Office for said County.

SAID Lot No. 5D38 fronts 120 feet on the southerly side of Dunailie Drive and extends back 120.3 feet on the easterly line and 152.5 feet on the westerly line to a dead line in the rear on which it measures 79.6 feet.

Being part of the property conveyed to Hallmark Construction Company, a Tennessee Corporation, by deed from Atlas Construction Company, a Tennessee Corporation, of record in Book 3761, page 341, said Register's Office.

This conveyance is made subject to all restrictive covenants, easements and set back lines that are applicable to the above described property.

The 1964 taxes have been prorated and are hereby assumed by purchasers.

This is unimproved ( ) improved (X) property, known as Dunailie Drive, Nashville, Tennessee
(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 it does covenant with the said GRANTEES that it is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. And it does further covenant and bind itself, its successors 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.

IN WITNESS WHEREOF, the GRANTOR has caused this instrument to be executed by its duly authorized officers on this the 18th day of August, 1964

HALLMARK CONSTRUCTION COMPANY

By: Charles L. Morris
Charles L. Morris, President

Attest:

STATE OF TENNESSEE }
DAVIDSON COUNTY }

STATE TAX $ 29.18
PROBATE .50
TOTAL $ 29.68

AUG 20 1964
R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
PAID AUG 20 1964

Before me, A.M. Tenison Notary Public within and for the State and County aforesaid, personally appeared Charles L. Morris xxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxx with whom I am personally acquainted and who upon (his oath) xxxxxxxxxx acknowledged (himself) xxxxxx to be the President xxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxx of the HALLMARK CONSTRUCTION a Tennessee Corporation the within named bargainor, a corporation, and that (he) as such President xxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxx, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Charles L. Morris as such President xxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxx

Witness my hand and official seal at office at Nashville, Tennessee on this the 18th day of August, 1964

My commission expires February 1, 1965

A.M. Tenison
A.M. Tenison Notary Public.

TENNESSEE TITLE COMPANY



PUT COUNTY COURT CLERK'S STAMP HERE:

PUT REVENUE STAMPS HERE:

47035

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN
AUG 20 12 17 PM
NOTE BOOK 109
RECORDING FEE 2.00
DEP. REG. L

GUARANTY MORTGAGE CO. OF NASHVILLE

REGISTER STAMP BELOW

Sterling B. Edwards, Jr. and wife
Mary L. Edwards

To

HALLMARK CONSTRUCTION COMPANY
a Tennessee corporation

FROM

Corporate Warranty Deed

LAWYERS TITLE INS. CORPORATION