TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:
Alton D. Bayne & wife,
Delores Z. Bayne
(NAME)
415 Capri Court
(STREET ADDRESS OR ROUTE NUMBER)
Nashville, Tennessee
(CITY) (P. O. ZONE) (STATE)

SEND TAX BILLS TO: BOOK 3814 PAGE 161
Guaranty Mortgage Company
(NAME)
316 Union Street
(STREET ADDRESS)
Nashville, Tennessee
(CITY) (ZONE) (STATE)

MAP-PARCEL NUMBERS:
8DA 33727
MAP 90-15
PAR. 147
MP.

For and in consideration of the sum of Ten & No/100---------- ($10,00) ---------- DOLLARS
Cash in hand paid and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and the assumption of the unpaid balance of the mortgage executed by James H. Sullivan & wife, Barbara D. Sullivan to Herschel Greer, Trustee, of record in Book 3656, page 625, RODC, Tennessee, which mortgage the purchasers assume and agrees to pay we,

JAMES H. SULLIVAN & WIFE, BARBARA D. SULLIVAN

have bargained and sold, and by these presents do transfer and convey unto ~~HOOK~~ ALTON D. BAYNE & WIFE, DELORES Z. BAYNE, 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. 1159 on the Plan of Charlotte Park Subdivision Section 16, as of record in book 3300, page 97, Register's Office for Davidson County, Tennessee. SAID lot No. 1159 fronts 44.07 feet on the northerly side of the culdesac of Capri Court and runs back between lines, 160 feet on the easterly side and 129.5 feet on the southwesterly side, to a line in the rear measuring 168.2 feet thereon.

Being the same property conveyed to James H. Sullivan and wife Barbara D. Sullivan by Warranty Deed from Cumberland Valley Builders, Inc. of record in Book 3641, page 501, RODC, Tennessee. The name of Cumberland Valley Builders, Inc. has been cahnged to Hudson & Driver Construction Company by instrument date July 19, 1963 of record in Book 3588, page 311, RODC, Tennessee.

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

This is improved ( ) unimproved property, known as 415 Capri Court, 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 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.

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.
1964 taxes have been prorated and are hereby assumed by the purchasers.
Witness our hands this 21st day of September, 19 64.

James H. Sullivan
Barbara D. Sullivan

STATE TAX $ 24.15
PROBATE .50
TOTAL $ 24.65

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, A. M. Tenison, a Notary Public in and for said County and State, the within named James H. Sullivan & wife, Barbara D. Sullivan 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 21st day of September, 19 64.

SEP 22 1964
R. E. WORRALL
CLERK
COUNTY CLERK
DAVIDSON COUNTY, TENN.
PAID SEP 22 1964

Commission expires February 1, 1965 Notary Public A. M. Tenison

TENNESSEE TITLE COMPANY

51287

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

SEP 22 12 38 PM '64
NOTED BOOK 110 PAGE 158
RECORDING FEE $ 2.00
DEP. REG. K

GUARANTY MORTGAGE CO.

Warranty Deed

FROM
James H. Sullivan & wife,
Barbara D. Sullivan
TO
Alton D. Bayne & wife,
Delores Z. Bayne

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Home Office
OWNERS TITLE INSURANCE
CORPORATION