TENNESSEE TITLE COMPANY

BOOK 3874 PAGE 115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
Carl Alet Poston (NAME)	Guaranty Mtg. Company (NAME)	4D-66579
306 Bonnalynn Drive (STREET ADDRESS OR ROUTE NUMBER)	316-318 Union Street (STREET ADDRESS)	Map 75-13
Hermitage, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville 3, Tennessee (CITY) (ZONE) (STATE)	Par. 165

A.O

For and in consideration of the sum of $10.00

TEN AND NO/100---------- DOLLARS

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 27, 1960, executed by Thomas E. Denning, Jr., and wife, payable to Guaranty Mortgage Company of Nashville, for the original sum of $13,900.00, with interest at 5-3/4% per annum, both principal and interest payable $81.18 monthly, beginning Aug. 1, 1960, and said debt secured by a deed of trust of record in Book 3111, page 113, Registers' Office for Davidson County, Tennessee,

I, MARGARETT JANE WILSON,

have bargained and sold, and by these presents do transfer and convey unto the said CARL ALET POSTON AND WIFE, MARY ROSE POSTON, 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. 65 on the Plan of Section I, Hermitage Hills, as of record in Book 2900, pages 48 and 49, Register's Office for said County.
Said Lot No. 65 fronts 85 feet on the southwesterly side of Bonnalynn Drive, and extends back 152.7 feet on the northwesterly line and 152.1 feet on the southeasterly line, to a dead line in the rear on which it measures 98 feet.
Being the same property conveyed to Melvin Wilson and wife, Margarett Jane Wilson, by deed from Norma E. Denning, as of record in Book 3765, page 323, said Register's Office, and the said Melvin Wilson having since died.

This is unimproved ( ) improved (X) property, known as 306 (House Number) Bonnalynn Drive (Street) Nashville, Tennessee (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.

Witness our hands this 25th day of March, 1965.

Margarett Jane Wilson

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, L. D. Richards, a Notary Public in and for said County and State, the within named Margarett Jane Wilson, unmarried, the bargainors, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 25th day of March, 1965.

Commission expires May 1, 1966 Notary Public L. D. Richards

STATE TAX $ 1.35
PROBATE $ 1.25
TOTAL $ 2.60
MAR 26 1965
R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
PAID MAR 26 1965

TENNESSEE TITLE COMPANY

74135

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN.

Mar 26 11 19 AM 65
NOTE
RECORDED 111 PAGE 278
DEP. REC. 2.25

Warranty Deed
G-177922-jmm

FROM
MARGARETT JANE WILSON

To
CARL ALET POSTON, ET UX.

PLEASE PUT IN TENN. TITLE CO. BOX
REGISTERS OFFICE

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Zone Office
LAWYERS TITLE INSURANCE CORPORATION

FORM NO. 1004 - REGULAR