TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
DONALD GORDON PAKE AND WIFE, ANNA S. PAKE (NAME)	Guaranty Mortgage Company (NAME)	Parcel #12D 57075
Oak Valley Drive (STREET ADDRESS OR ROUTE NUMBER)	316 Union Street (STREET ADDRESS)	Map #60-3-119 ol nor
Nashville, Tennessee (CITY) (STATE)	Nashville, Tennessee (CITY) (STATE)	BOOK 3917 PAGE 541

This instrument prepared by JAMES M. FISCHER, JR., 2815 Surf Drive, Nashville, Tennessee

For and in consideration of the sum of ---------- ($18,950.00) ----------
---------- Eighteen Thousand, Nine Hundred, Fifty and no/100 ---------- DOLLARS
cash in hand paid by DONALD GORDON PAKE AND WIFE, ANNA S. PAKE

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, OAK PARK DEVELOPERS, INC.

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. 70 on the Plan of Oak Park Subdivision as of record in Book 3600, page 84, Register's Office for said County.

SAID Lot No. 70 fronts 107 feet on the northerly side of Oak Valley Drive and extends back 177.75 feet on the westerly line and 182.92 feet on the easterly line, which is a broken line to a dead line in the rear , measuring 55.84 feet thereon.

Being part of the same property conveyed to OAK PARK DEVELOPERS, INC., by deed from E.J. Moran Trustee, of record in Book 3831, page 785, Register's Office for Davidson County, Tennessee.

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

The 1965 taxes have been prorated and are hereby assumed by purchasers.

This is unimproved ( ) improved (X) property, known as Oak Valley 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 28th day of July, 19 65

Attest: ____ By: OAK PARK DEVELOPERS, INC. James M. Fischer, Jr., Vice President

STATE OF TENNESSEE
DAVIDSON COUNTY

Before me, A.M. Tonison, a Notary Public within and for the State and County aforesaid, personally appeared James M. Fischer, Jr. with whom I am personally acquainted and who upon (his oath) (himself) acknowledged (that he) to be the Vice President of the OAK PARK DEVELOPERS, INC. the within named bargainor, a corporation, and that (he) as such Vice President, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said James M. Fischer, Jr. as such Vice President.

Witness my hand and official seal at office at Nashville, Tennessee on this the 28th day of July, 19 65

My commission expires February 16, 1969 Notary Public.

STATE TAX $ 2.43
PROBATE TAX $ .50
TOTAL $ 2.93
JUL 29 1965
R. E. WORRALL COUNTY COURT CLERK DAVIDSON COUNTY, TENN.
PAID JUL 29 1965

TENNESSEE TITLE COMPANY

PUT COUNTY COURT CLERK'S STAMP HERE:

PUT REVENUE STAMPS HERE:

90868

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

JUL 29 1 15 PM '65

NOTE BOOK 112 PAGE 12
RECORDING FEE $ 2.00
DEP. REG. ____

REGISTER STAMP BELOW

GUARANTY MORTGAGE CO. OF NASHVILLE

Donald Gordon Pake and wife, Anna S. Pake

To

OAK PARK DEVELOPERS, INC.

FROM

Corporate Warranty Deed