Mail to: Mid-State Realty Co
1715 Clarksville Hwy
Nashville 8 Tenn.

New owner:
Warren R. Tidwell % MAIL TAXES: Grantee Mortgagor

(1)

10,500

15.75 16.25

BOOK 3951 PAGE 289

Map 104-12
Par. 327
1.a

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged, we, JAMES O. GOURLEY and wife, JUANITA WISE GOURLEY, have this day bargained and sold and by these presents do hereby transfer and convey unto WARREN R. TIDWELL, unmarried, his heirs and assigns, forever, the following described property, to-wit:

LAND IN DAVIDSON COUNTY, Tennessee, being Lot No. 50 on the Map of Avalyn Place, as of record in Book 161, page 150, Register's Office for Davidson County, Tennessee.

SAID Lot No. 50 fronts 50 feet on the southerly margin of Bernard Avenue and extends back between parallel lines 140 feet to an alley in the rear.

BEING THE SAME PROPERTY conveyed to the grantors by deed of James Thomas Boone and wife, dated February 5, 1965, and recorded in Deed Book _____, page _____, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said lot or parcel of land, together with all the appurtenances, estate, title, and interest thereunto belonging, to the said WARREN R. TIDWELL, his heirs and assigns, forever.

AND WE DO COVENANT with the said grantee that we are lawfully seized and possessed of said land in fee simple; have a good and lawful right to convey it and that the same is unencumbered, except for the deed of trust hereinafter mentioned.

STATE TAX $ 15.75
PROBATE .50
TOTAL $ 16.25

This instrument was prepared by Woodall Murrey, Attorney,
129 East Main Street Gallatin, Tennessee

OCT 27 1965

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

PAID OCT 27 1965

AND WE DO FURTHER COVENANT and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said land to the said grantee, his heirs and assigns, against the lawful claims of all persons whomsoever, except as aforesaid, and 1965 taxes which are assumed by the grantee.

THE LAND HEREBY CONVEYED is encumbered by a deed of trust of record in the Register's Office of Davidson County, Tennessee, in Book 2347, page 451, securing the payment of $9,450.00 payable to Guaranty Mortgage Company of Nashville. Said deed of trust has been assigned to Fidelity Federal Savings & Loan Association, the present holder of the indebtedness. All the terms and conditions of said deed of trust are incorporated herein by reference and as part of the consideration for this conveyance, the grantee hereby assumes and agrees to pay said indebtedness in accordance with the terms and conditions of said deed of trust.

WITNESS OUR HANDS, this 23rd day of October, 1965.

James O. Gourley

Juanita Wise Gourley

STATE OF TENNESSEE

COUNTY OF SUMNER

Personally appeared before me, J. W. Murrey Jr., a Notary Public in and for said County and State, the within named JAMES O. GOURLEY and wife, JUANITA WISE GOURLEY, 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 Gallatin, Tennessee, this 23rd day of October, 1965.

J. W. MURREY JR. NOTARY PUBLIC SUMNER COUNTY, TENN.

NOTARY PUBLIC

My Commission Expires: 8-24-67

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03744

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

OCT 27 11 39 AM '65
NOTED: BOOK 1.12 PAGE 727
RECORDING FEE $ 2.25
DEP. REG. 1

WARRANTY DEED

JAMES O. GOURLEY ET UX

TO

WARREN R. TIDWELL

LAW OFFICES
WOODALL MURREY
129 EAST MAIN STREET
GALLATIN, TENNESSEE
TELEPHONE 452-2602
AREA CODE 615