This deed prepared by John B. Downey, Attorney.

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William A. Luke	William A. Luke	Map 90-12
(NAME:)	(NAME:)	
6301 American Court	6301 American Court	Pac 119
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	BOOK 1957 PAGE 473
Nashville, Tennessee	Nashville, Tennessee	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	PD

FOR AND IN CONSIDERATION of the sum of ten ($10.00) Dollars, cash in hand paid by William A. Luke and wife, Alene B. Luke,

hereinafter called the GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Ray Dean Birdsong and wife, Betty M. Birdsong,

hereinafter called the GRANTORS, have bargained and sold, and by these presents do 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:

Being Lot No.71 on the Plan of Charlotte Park, Section I, as of record in Book 2663, Pages 2 to 6 inclusive, described as follows:

Beginning at a point in the northeasterly margin of American Court, the common corner of Lots Nos. 70 and 71; thence with the line between said two lots northeasterly 136 feet to a point; thence south 63 degrees 26 minutes east 56 feet to a point; thence south 22 degrees 30 minutes east 95 feet to a point, the common rear corner of Lots 71 and 72; thence with the line between said two lots westerly 140 feet to a point in the easterly margin of said Court; thence with the margin of the same northerly 38.8 feet to the point of beginning.

Being the same property conveyed to Ray Dean Birdsong and wife, Betty M. Birdsong, by deed from Burton Huffaman and wife, Julian Huffaman, of record in Book 2703, page 423, Register's Office for Davidson County, Tenn..

This conveyance is subject to:

1. Metro taxes for 1967.
2. Deed of Trust in record in Book 2677, page 337, said Register's Office, to secure to Guaranty Mortgage Co., the payment of one note dated November 12, 1957, in the original principal amount of $12,850.00, payable as set forth therein, which the grantees herein assume and agree to pay.
3. Instruments of record in Book 2638, Page 490; Book 2593, Page 566; and Plan of Record in Book 2663, Page 2, said Register's Office.

This is unimproved (X) improved property, known as 6301 American Court (House Number) Nashville (Street) 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. Wherever 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 the 31 day of July, 19 67.

Ray Dean Birdsong

Betty M. Birdsong

STATE OF TENNESSEE
Davidson County

Personally appeared before me, [illegible], a Notary Public in and for said County and State, the within named Ray Dean Birdsong and wife, Betty M. Birdsong,

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 31 day of July, 19 67.

Commission expires April 20, 1971

Notary Public

WARRANTY DEED

FROM RAY DEAN BIRDSONG et ux

TO WILLIAM A. LUKE et ux

Attorneys TITLE COMPANY, INC. NASHVILLE, TENN.

82134

ELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

AUG 1 1 05 PM '67

NOTE [illegible] 117 PAGE 10
RECORDING FEE $ 3.00
DEP. REG. 91

STATE TAX $ 1.75
PROBATE $ 22.50
TOTAL

AUG 1 1967 PAID AUG 1 1967

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