BOOK 4171 PAGE 363

**WARRANTY DEED** THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Mrs. Ruby C.Lynn (NAME) | Guaranty Mortgage Company (NAME) | Map 148.2 |
| 590 Hogueon Lane (STREET ADDRESS OR ROUTE NUMBER) | 316 Union Street (STREET ADDRESS) | Par. 48 |
| Nashville Tenn (CITY) (P. O. ZONE) (STATE) | Nashville, Tennessee (CITY) (ZONE) (STATE) | |

**For and in consideration of the sum of** ----------($10.00)----------

Ten Dollars and no/100---------- **DOLLARS** paid to us in cash, and other good and valuable considerations, receipt of which is hereby acknowledged, a part of which is that the purchaser takes the hereinafter described real estate subject to the balance of a loan to Guaranty Mortgage Company in the approximate unpaid balance of $10,010.64 WE, CARNEY G. GRAHAM AND WIFE, VIRGINIA LEE GRAHAM

_____ **have bargained and sold, and by these presents do transfer and convey unto the said** Ruby C.Lynn

her **heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:**

Being Lot No. 88 on the Plan of Luna Heights, Section III, of record in Book 2900, page 138, Register's Office for said County, as follows:

Said Lot No. 88 fronts 65.5 feet on the southerly side of Luna Court and runs back 251.5 feet on the easterly line and 262.5 feet on the westerly line to a dead line in the rear on which it measures 121 feet.

Being the same property conveyed to Carney G.Graham and wife, Virginia Lee Graham by deed from A.S.Johnson of record in Book_____, Page_____, said Register's Office.

Escrow account transferred to Purchaser with assumption of taxes and insurance.

This Instrument was prepared by:
DODSON BATSON, Attorney
702 First Amer. Nat'l Bk. Bldg.
Nashville, Tennessee

unimproved ( )
This is improved ( ) property, known as _____ (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. 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 **hand** s **this** 13 **day of** September, **19** 67

Carney G Graham

Virginia Lee Graham

BOOK 4171 PAGE 364

STATE OF TENNESSEE
Davidson County

Personally appeared before me, W W Cooper Jr, a Notary Public in and for said County and State, the within named Carney G. Graham and wife, Virginia Lee Graham

the bargainor s, 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 13 day of September, 1967

Commission expires 3-16-68

W W Cooper Jr
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM
CARNEY G. GRAHAM, ET UX

TO
RUBY C. LYNN

88450

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

SEP 18 10 26 AM '67
NOTED: BOOK 117 PAGE 327
RECORDING FEE $ 3.00
DEP. REG. 3

Attorneys Title Co
Titles Guaranteed
NASHVILLE, TENN.

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
PAID SEP 18 1967 mk

SEP 18 1967

STATE TAX $ 1.50
PROBATE
TOTAL $ 1.50