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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 17000

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2 DAY OF April, 1970.

Notary Public

MY COMMISSION EXPIRES: May 7, 1974

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD LEE, ATTY. 304 2nd Ave. No. NASHVILLE, TENN.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James D. Felts et ux (NAME)	United Mortgagee Servicing Corp. (NAME)	2DA-43789
762 Winthorne Drive (STREET ADDRESS OR ROUTE NUMBER)	3200 Pacific Avenue (STREET ADDRESS)	Map 120-05
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Virginia Beach, Virginia (CITY) (STATE) (ZIP)	Par 37

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Joe T. Ward and wife, Peggy C. Ward

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James D. Felts and wife, Dorothy E. Felts

HEREINAFTER CALLED THE 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. 337 on the Plan of Glengarry Park, Section III, of record in Book 2900, page 25, Register's Office for said County.

Said Lot No. 337 fronts 80 feet on the northeasterly side of Winthorne Drive and runs back 228.6 feet on the northwesterly line and 249.4 feet on the southeasterly line to a dead line on which it measures 82.7 feet.

Being the same property conveyed to Joe T. Ward and wife, Peggy C. Ward by deed from William C. Pigg and wife, Lillian M. Pigg, as of record in Book 3929, page 145, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to a first mortgage held by United Mortgagee Servicing Corp., as of record in Book 3029, page 146, Register's Office for said County. This conveyance is also made subject to all restrictive covenants, easements, and setback lines that are applicable to the above described property.

This is improved (X) unimproved ( ) property, known as 762 Winthorne Drive Nashville, Tennessee
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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 2 day of April, 1970

Joe T. Ward

Peggy C. Ward

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, W. T. Barnett, a Notary Public in and for said County and State, the within named Joe T. Ward and wife, Peggy C. Ward

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 2 day of April 1968

Commission expires May 2 1971

W. T. Barnett
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

JOE T. WARD ET UX

TO

JAMES D. FELTS ET UX

12139

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

APR 9 3 14 PM 68

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RECORDING FEE $ 3.00
DEP. REG. B

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

STATE TAX $ 46.80
PROBATE .50
TOTAL $ 47.30

APR 9 1968

FELIX Z. WILSON, II
COUNTY REGISTER
DAVIDSON COUNTY, TENN.