BOOK 4242 PAGE 237

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 15,069.85

M L Sanderson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7 DAY OF June, 1968.

Notary Public

MY COMMISSION EXPIRES: 5/9/60

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

A. Braden Floyd, Jr., Attorney, 5333 Charlotte Avenue, Nashville, Tenn. 37209
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Albert G. Jones et ux (NAME)	Guaranty Mortgage Company (NAME)	
3917 Pheasant Drive (STREET ADDRESS OR ROUTE NUMBER)	316 Union Avenue (STREET ADDRESS)	Map 70-1
Nashville, Tenn. 37218 (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. 37201 (CITY) (STATE) (ZIP)	Par. 6

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, Marvin L. Sanderson and wife, Jewell O. Sanderson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Albert G. Jones and wife, Annie Bell Jones

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. 6 on the Map of Treppard Heights, Section VI, of record in Book 2900, page 11, Register's Office for said County.

Said Lot No. 6 fronts 90 feet on the westerly side of Pheasant Drive and runs back 316.6 feet on the northerly line and 300.4 feet on the southerly line to a dead line in the rear measuring 117 feet thereon.

Being the same property conveyed to Marvin L. Sanderson and wife, Jewell O. Sanderson by deed from J. R. Coarsey, Trustee, of record in Book 2962, Page 405, Register's Office for Davidson County, Tennessee.

The said Grantees have assumed and agreed to pay the balance of a mortgage held by Guaranty Mortgage Company in the amount of $11,069.85 secured by a Deed of Trust of record in Book 2986, page 237, said Register's Office.

This is unimproved ( ) improved (X) property, known as 3917 Pheasant Drive (House Number) (Street) Nashville, Tenn. (P. O. Address) (City or Town) 37218 (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 7th day of June, 1968

Marvin L Sanderson

Jewell O. Sanderson

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Marvin L. Sanderson and Jewell O. Sanderson

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 7 day of June, 1968.

Commission expires 5/9/69

Alfred B. Floyd
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, [illegible], 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

Marvin L. Sanderson and wife,

Jewell O. Sanderson

TO

Albert G. Jones and wife,

Annie Bell Jones

A 0 1 1 4 8

IDENTIF. REFERENCE

JUN 11 12 30 PM '68

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

File: A. Braden Floyd, Jr.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JUN 11 68	CONV	15,069.85			
JUN 11 68	S'TAX		A*	39.26	
JUN 11 68	PR'FEE		A*	.50	
JUN 11 68	W'DEED		A*	3.00	* 42.76