This instrument was prepared by
Avon N. Williams, Jr., Attorney at Law,
327 Charlotte Avenue,
Nashville, Tennessee 37201

BOOK 4243 PAGE 620

# WARRANTY DEED

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| William C. Coleman, Jr., et ux | same | Map 59-15 |
| (NAME:) | (NAME:) | Par. 106 |
| 724 Moorman's Arm Road | | |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Nashville, Tennessee 37207 | | |
| (CITY) (P. O. ZONE) (STATE) | (CITY) (ZONE) (STATE) | |

*For and in Consideration of the sum of* Sixteen Thousand Four Hundred Sixty-Seven and 78/100 ($16,467.78) ---------- *DOLLARS* of which the sum of $2,200.00 cash has been paid by the grantees, William C. Coleman, Jr., and wife, Brenda M. Coleman, to the grantors, John A. DeVeaux, Jr. and wife, Gaynell J. DeVeaux, receipt of which is hereby acknowledged and for the balance in sum of $14,267.78 the said grantees have assumed and agreed to pay and hereby assume and agree to pay the balance due in said lastmentioned amount on a Deed of Trust note to Murphee Mortgage Company (FHA No. 483-024292-203) dated September 5, 1967 made by grantors in the original principal sum of $14,400.00 with interest at 6% per annum, principal and interest payable at rate of $86.40 per month plus tax and insurance escrows and FHA Insurance Premium. The said grantors, John A. DeVeaux, Jr., and wife, Gaynell J. DeVeaux

*have bargained and sold, and by these presents do transfer and convey unto the said* William C. Coleman, Jr., and wife, Brenda M. Coleman

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. 110 on the Plan of Haynes Manor, Sec. I, as of record in Book 3600, page 85, Register's Office for said County.
Said Lot fronts 65 feet on the northerly side of Moorman's Arm Road, and extends back between parallel lines, 135 feet to a dead line.
Being the same property conveyed to John A. DeVeaux, Jr., and wife, Gaynell J. DeVeaux, by deed from Capital City Mortgage Company, as of record in Book 4168, page 977, said Register's Office.

I, or we hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $16,467.78, which amount is equal to or greater than the amount which property transferred would command at a fair voluntary sale.

Amt. Tax Paid $ 43.31

John A. DeVeaux, Jr.
Affiant

Subscribed and sworn to before me this the 17th day of June 1968

NOTARY PUBLIC

MY COMMISSION EXPIRES 8/7/71

This is unimproved (X) improved property, known as 724 Moorman's Arm Road, Nashville, Tennessee 37207
(House Number) (Street) P. O. Address: (City or Town)

*To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said* William C. Coleman, Jr., and wife, Brenda M. Coleman, their *heirs and assigns, forever.*

*And* said grantors *do covenant with the said* grantees *that* they are *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered,* except for 1968 taxes which are assumed by the buyer.

*And* said grantors *do further covenant and bind* themselves, their *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.*

*Witness* our *hands this* 17th *day of* June, *19* 68, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

John A. DeVeaux, Jr.

Gaynell J. DeVeaux

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Avon N. Williams, Jr., a Notary Public in and for said County and State, the within named John A. DeVeaux, Jr., and wife, Gaynell J. DeVeaux

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 17th day of June, 1968.

Notary Public.

Commission Expires 8-7-71

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STATE OF
COUNTY OF

Personally appeared before me, ....., a Notary Public in and for said County and State, the within named.....

the bargainor....., with whom I am personally acquainted, and who acknowledged that..... executed the within instrument for the purposes therein contained.

Witness my hand and official seal at....., this..... day of....., 19.....

....., Notary Public.

Commission Expires.....

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, ....., a Notary Public of the State and County aforesaid, personally appeared....., with whom I am personally acquainted, and who, upon oath, acknowledged.....self to be..... .....of the ....., the within named bargainor, a corporation, and that .....he as such....., being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by.....self as.....

Witness my hand and seal, at office in....., this.....day of....., 19.....

.....
Notary Public

Commission Expires.....

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JUN 17 68 CONV 16,467.68
JUN 17 68 S'TAX A* 42.90
JUN 17 68 PR'FEE A* .50
JUN 17 68 W'DEED A* 6.00 * 49.40

RSH

WARRANTY DEED

FROM
JOHN A. DEVEAUX, JR., ET UX.

TO
WILLIAM C. COLEMAN, ET UX.

A 0 1 8 0 7

IDENTIF. REFERENCE

JUN 17 1 40 PM '68

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Guaranty Title Company
A Division of
Kansas City Title Insurance Company
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE