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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 $ 15,015.83

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF August 19 68

Notary Public

MY COMMISSION EXPIRES: [illegible]

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Marvin S. Evans et ux (NAME) | Guaranty Mortgage Company (NAME) | Map 70-1 |
| 3905 Pheasant Drive (STREET ADDRESS OR ROUTE NUMBER) | 316 Union Street (STREET ADDRESS) | Par. 9 |
| Nashville, Tennessee (CITY) (STATE) (P. O. ZIP) | Nashville, Tennessee (CITY) (STATE) (ZIP) | |

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, Bud Clark and wife, Judy K. Clark

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Marvin S. Evans and wife Laura F. Evans

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 the 13th Civil District of Davidson County, Tennessee, being Lot No. 3 on the Map of Treppard Heights Subdivision, Section VI, of record in Book 2900, page 11, Register's Office for said County, described as follows:

Beginning at a point on the westerly margin of Pheasant Drive at the corner of Lots Nos. 3 and 4; thence south 47° 8' west 279.5 feet to a point; thence south 48° 57' east 30 feet to an iron pin; thence north 88° 14' east 153.8 feet to a point; thence north 47° 8' east 160 feet to the margin of Pheasant Drive; thence northerly along the westerly margin of said Drive 130 feet to the point of beginning. Being the same property conveyed to Bud Clark and wife, Judy K. Clark, by deed from Vernon D. Fleming and wife, Wilma Jean Fleming, of record in Book 3371, Page 545, Register's Office for Davidson County, Tennessee.

The above described property is conveyed subject to restrictive covenants, easements and all other limitations pertaining to the premises, and to Deed of Trust of record in Book 2984, Page 349, Register's Office for Davidson County, Tennessee, executed to secure the payment of a certain note described therein, the unpaid balance of which the Grantees herein hereby agree to assume and pay as part of the consideration of this conveyance.

The escrow funds and credits on deposit with Guaranty Mortgage Company, its agents and/or assigns are hereby assigned to the Grantees herein.

This is unimproved ( ) improved (X) property, known as 3905 Pheasant 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 hands this 8th day of August, 1968

Bud Clark

Judy K. Clark

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Bud Clark and wife, Judy K. Clark

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 5th day of August, 1968

Commission expires 3-10-71

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

A 08581

WARRANTY DEED

FROM BUD CLARK ET UX

TO MARVIN S. EVANS ET UX

IDENTIF. REFERENCE

AUG 12 9 49 AM '68

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

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|---|---|---|---|---|---|
| AUG 12 68 | CONV | 15,015.83 | | | |
| AUG 12 68 S TAX | | | A* | 39.00 | |
| AUG 12 68 PRFEE | | | A* | .50 | |
| AUG 12 68 | W DEED | | A* | 3.00 | * 42.50 |