TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:

James Venson
(NAME)
1507 Bernard Avenue
(STREET ADDRESS OR ROUTE NUMBER)
Nashville, Tennessee
(CITY) (P. O. ZONE) (STATE)

SEND TAX BILLS TO: BOOK 4265 PAGE 441

Advance Mortgage Corporation
(NAME)
First National Building
(STREET ADDRESS)
Detroit, Michigan 48226
(CITY) (ZONE) (STATE)

MAP-PARCEL NUMBERS:
W22-9460

Map 104-12
Pr. 324
Mo

For and in consideration of the sum of $10.00
TEN AND NO/100 DOLLARS

Cash in hand paid by the Grantees herein and other good and valuable considerations, the receipt of which is hereby acknowledged and for the further consideration that the grantees herein assume and agree to pay the remaining unpaid balance of a note dated January 20, 1964, executed by the Grantors herein, payable to Palomar Mortgage Company-South, for the original amount of $10,050.00, with interest as set forth in said note, both principal and interest payable $60.30 monthly, beginning March 1, 1964, and secured by a Deed of Trust of record in Book 3713, page 485, Register's Office for Davidson County, Tennessee, said debt having since been assigned to The Greater New York Savings Bank, by instrument of record in Book 3732, page 96, said Register's Office.

we, ANDREW MINOR AND WIFE, GENEVA M. MINOR
have bargained and sold, and by these presents do transfer and convey unto the said
JAMES VENSON AND WIFE, LOUISE VENSON

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

Being Lot No. 53 on the Map of Avalyn Place, as of record in Book 161, page 150, Register's Office for said County.

Said Lot No. 53 fronts 50 feet on the southerly side of Bernard Avenue and runs back between parallel lines, 140 feet to an alley.

Being the same property conveyed to Andrew Minor and wife, Geneva M. Minor, by deed from Joe M. Phillips, Jr., and wife, as of record in Book 3675, page 219, said Register's Office.

PREPARED BY
C. H. BRILEY, JR., ATTORNEY
320 UNION STREET
NASHVILLE, TENNESSEE 37219

This is improved ~~XXXX~~ unimproved ( ) property, known as 1507 Bernard Avenue, Nashville, Tennessee
(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.

Whenever 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 30th day of August, 1968

Andrew Minor
Andrew Minor

Geneva M. Minor
Geneva M. Minor

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, L. D. Richards, a Notary Public in and for said County and State, the within named Andrew Minor and wife, Geneva M. Minor, 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 30th day of August, 1968

Commission expires April 25, 1970 Notary Public L. D. Richards

TENNESSEE TITLE COMPANY

Warranty Deed
G-209687 mas

FROM
ANDREW MINOR, ET UX

To
JAMES VENSON, ET UX

REGISTERS OFFICE
PLEASE PUT IN TENN. TITLE CO. BOX

The actual consideration for this transfer or value of property (whichever is greater) is $ 12,950.00. This is equal to or greater than the property would bring at a fair and voluntary sale.

Sworn to and subscribed before me this 30th day of August, 1968
L. D. Richards
My commission expires April 25, 1970

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Zone Office
LAWYERS TITLE INSURANCE CORPORATION

FORM NO. 1004 - WEBSTER

BOOK 4265 PAGE 442

A 11595

IDENTIF. REFERENCE

SEP 3 12 18 PM '60

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

SEP-30	CONV	12,950.00				
SEP-30	S'TAX		A*	33.54		
SEP-30	P&FEE		A*	.50		
SEP-30	W'DEED		A*	3.00	*	37.04