This Instrument Was Prepared By
REAU E. FOLK, JR., Attorney
Stahlman Bldg., Nashville, Tenn.

WARRANTY DEED

TTC 205374

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
Map 148-13 Pcl. 124 Pcl	Mr/Mrs Cleburne E. Atwell 4905 Cypress Drive Nashville, Tennessee 37211	Guaranty Mortgage Company 316-318 Union Street Nashville, Tennessee 37219
FIELD BOOK NUMBER(S) 5D-43474	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) 4905 Cypress Drive	LOAN OR ACCOUNT NO. PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

GARY SIMMONS and wife, CAROL SIMMONS,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto CLEBURNE E. ATWELL and wife, JANET L. ATWELL,

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 248 on the Plan of Fairlane Park, Section III, as of record in Book 2331, pages 145 and 146.

Said lot fronts 110 feet on the west side of Cypress Drive and runs back 170.3 feet on the north line and 171.1 feet on the south line, to a dead line in the rear on which it measures 110.2 feet.

Being the same property conveyed to Gary Simmons and wife, Carol Simmons, by deed from Harry Clark Huffines and wife as of record in Book 3250, page 245.

This conveyance is made subject to restrictions of record in Book 2598, page 491.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for 1968 Metro Taxes

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

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.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 6th day of September, 19 68.

Carol Simmons

Gary Simmons

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 4267 PAGE 495

Before me, Elizabeth Young, a Notary Public in and for the State and County aforesaid, personally appeared the within named Gary Simmons and wife, Carol Simmons,

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, the 6th day of September, 19 68.

My commission expires: July 27, 1969

Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), 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, the _____ day of _____, 19____.

My commission expires:

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$ 13,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF September 19 68

MY COMMISSION EXPIRES: February 16, 1969 (AFFIX SEAL)

Notary Public A. M. Tenison

WARRANTY DEED
REF:hs

FROM
GARY SIMMONS and wife

TO
CLEBURNE E. ATWELL and wife

Medlin Realty Co.

A 12487

IDENTIF. REFERENCE

SEP 11 10 03 AM '68

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

REAU E. FOLK, JR., ATTY.
Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

SEP 11 63 CONV 13,000.00
SEP 11 63 STAX A* 33.00
SEP 11 63 RFEE A* 3.00 * 37.30
SEP 11 63 RREC A* .30

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires:

Notary Public