Sale

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GUARANTY MORTGAGE CO. OF NASHVILLE

This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

R. B. Nieman, et ux

TO

Herbert J. Stuart, et ux

For draftsman's use

This instrument prepared by:

Herbert R. Rich, Attorney
213 3rd Avenue North
Nashville, Tennessee 37201

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Herbert J. Stuart (NAME)	Dobson & Johnson, Inc., (NAME)	Map 102-16-69
513 West Hillwood Blvd (STREET ADDRESS OR ROUTE NUMBER)	1109 J. C. Bradford Bldg., (STREET ADDRESS)	Par 8D 47730
Nashville, Tenn 37205 (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. 37219 (CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 58,000.00 Herbert J. Stuart
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF September 19 68

Notary Public A.M.Tenison,

MY COMMISSION EXPIRES: Feb. 16, 1969

(AFFIX SEAL)

GUARANTY MORTGAGE CO. OF NASHVILLE

For and in Consideration of the sum of Ten dollars and no/100 ($10.00)--------

----------DOLLARS

Cash in hand paid by Herbert J. Stuart and wife, Margaret P. Stuart, and other good and valuable considerations, receipt of which is hereby acknowledged, and in further consideration of the assumption and agreement to pay by the said Herbert J. Stuart and wife, Margaret P. Stuart, the unpaid balance of an indebtedness secured by a deed of trust of record in Book 3922, page 244, and re-recorded in Book 3936, page 346, Register's Office for Davidson County, Tennessee, and assigned to John Hancock Mutual Life Insurance Company by instrument of record in Book 3924, page 129, said Register's Office, we, R. B. Nieman and wife, Dolores H. Nieman have bargained and sold, and by these presents do transfer and convey unto the said

Herbert J. Stuart and wife, Margaret P. Stuart

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. 139 on the Plan of Section 8, Hillwood Estates, of record in Book 2133, page 123, Register's Office for said County, and described as follows:

Beginning at a concrete monument at the west margin of Elizabethan Drive at the corner of Lots 139 and 140; thence with the line between said lots westerly 250 feet to a point; thence northerly 240 feet to the southerly margin of West Hillwood Drive; thence with the margin of the same easterly 225 feet to the beginning of a curve; thence around said curve southeasterly 39.27 feet to the westerly margin of Elizabethan Drive; thence with the margin of the same southerly 215 feet to the point of beginning.

Being the same property conveyed to R. B. Nieman and wife, Dolores H. Nieman, by deed from Thomas A. Claiborne and wife, Mary Alice P. Claiborne, of record in Book 3922, page 240, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictive covenants contained in deed of record in Book 2746, page 569, Register's Office for Davidson County, Tennessee

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This is unimproved ( ) improved (X) property, known as 513 West Hillwood Blvd, Nashville, Tennessee 37205
(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 Herbert J. Stuart and wife, Margaret P. Stuart their heirs and assigns, forever.

And we do covenant with the said Herbert J. Stuart and wife, Margaret P. Stuart 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, except as set out herein and taxes for 1968 which have been prorated and assumed by Grantees

And R. B. Nieman and wife, Dolores H. Nieman do further covenant and bind themselves, their heirs and representatives, to warrant and forever defend the title to the said land to the said Herbert J. Stuart and wife, Margaret P. Stuart their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hand s this 23 day of September, 19 68

X R. B. Nieman

Dolores H. Nieman

SEP 27 CONV 58,000.00
WASHINGTON SEP 27 S TAX A* 150.80
STATE OF ~~TENNESSEE~~ SEP 27 PR FEE A* .50
COUNTY OF ~~DAVIDSON~~ KING SEP 27 WDEED A* 3.00 * 154.30

Personally appeared before me, ~~R. B. Nieman~~ T. A. Pulley, a Notary Public in and for said County and State, the within named R. B. Nieman

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

Witness my hand and official seal at Seattle, Washington

~~Tennessee~~, this 23rd day of September, 1968.

T. A. Pulley Notary Public.

Commission expires 4/30/72

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, A. M. Tenison, a Notary Public in and for said County and State, the within named Dolores H. Nieman the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 26th day of September, 1968.

A. M. Tenison
Notary Public

Commission Expires: February 16, 1969

FELIX Z. ZOLLICOFFER REGISTER DAVIDSON COUNTY TENN.
SEP 27 12 44 PM '68
IDENTIF. REFERENCE

A 14774