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

WARRANTY DEED

BOOK 4308 PAGE 786 JR. FORM

TTC 208186

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
Map 146-4 Par. 138 PW	Norma Jean Cowart same as below	Murphree Mortgage Company 226 - 3rd Avenue, North Nashville, Tennessee
FIELD BOOK NUMBER(S) 6D-21235	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) 425 Wauford Drive	LOAN OR ACCOUNT NO. B-2030500 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, and in further consideration of the assumption of, and agreement by the grantees herein to pay, the principal balance now due, plus future interest, on a certain note, dated October 1, 1962, in the original principal sum of $15,700.00, payable to Murphree Mortgage Company, in monthly installments of $86.71, including interest at 5¼% per annum, said note being secured by a deed of trust executed by George Black and wife to Raymond L. Davis, Trustee, as of record in Book 3481, page 169.

JOHN ANDERSON PALMER, JR., and wife, PEGGY F. PALMER, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto NORMA JEAN COWART, for her sole and separate use, 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. 517 on the Plan of Caldwell Hall, Sec. Nine, as of record in Book 3300, page 25.

Said Lot No. 517 fronts 84.9 feet on the westerly side of Wauford Drive, and extends back 243.1 feet on the southerly line and 251.8 feet on the northerly line, to a dead line in the rear on which it measures 85.3 feet.

Being the same property conveyed to John Anderson Palmer, Jr., and wife, Peggy F. Palmer, by deed from George Black and wife, Ruth L. Black, of record in Book 4181, page 87.

This conveyance is made subject to restrictions of record in Book 1788, page 108, and Book 3285, page 488.

This conveyance is also made subject to an easement for TVA power line or lines in Book 1133, page 610, and in Book 1237, page 371.

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 as shown above, and for 1969 Taxes, which have been assumed by the Buyer.

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 3rd day of February, 1969

Peggy F. Palmer

Peggy F. Palmer

John Anderson Palmer, Jr.

John Anderson Palmer, Jr.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 4308 PAGE 787

Before me, Reau E. Folk, Jr., a Notary Public in and for the State and County aforesaid, personally appeared the within named John Anderson Palmer, Jr., and wife, Peggy F. Palmer 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 3rd day of February, 1969.

Reau E. Folk, Jr.
Notary Public

My commission expires: July 26, 1970

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 $ 18,104.29

Norma Jean Cowarth
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF February 1969

MY COMMISSION EXPIRES: July 26, 1970 (AFFIX SEAL) Reau E. Folk Jr.
Notary Public

A 29818

WARRANTY DEED
REF: dh

FROM JOHN ANDERSON PALMER, JR., and wife

TO NORMA JEAN COWART, ~~sole and separate~~ for her use

IDENTIF. REFERENCE

FEB 7 2 20 PM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

06 -	CONV	18,104.29			
06 -	S'TAX		B*	47.06	
28 -	FEE		B*	.50	
FD6 -	W'DEED		B*	3.00	* 50.56

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

File: Reau Folk

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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