PREPARED BY
TOM G. COLEMAN, JR.
ATTORNEY AT LAW
1720 PARKWAY TOWERS
NASHVILLE, TENNESSEE 37219

FORM NO. WD-1

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 12,944.99

Mary E. Victory
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF Feb., 1969.

Tom G. Coleman, Jr.
Notary Public

MY COMMISSION EXPIRES: Nov 12, 1972

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Tom G. Coleman, Jr., Atty. at Law, 1720 Parkway Towers, Nashville Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
J. B. Victory, et ux (NAME)	Guaranty Mortgage Company (NAME)	Map 148-2
3349 Ezell Road (STREET ADDRESS OR ROUTE NUMBER)	316 Union Street (STREET ADDRESS)	Par 93
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	5D-14676

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, George Edward Webb and wife, B. Jean Webb

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO J. B. Victory and wife, Mary E. Victory

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 Davidson County, Tennessee, being Lot No. 5 on the Map of Luna Heights Subdivision, Section 1, as of record in Book 2854, page 50, Register's Office for said County.

Said Lot No. 5 begins at a point in the north margin of Bakertown Road, the common front corner of Lots Nos. 5 and 6; thence north with the line between said lots 168.0 feet to the common rear corner of Lots Nos. 4, 5 and 6; thence 205.7 feet east to a point in the west margin of Bakertown Road; the common front corner of Lots Nos. 4 and 5; thence with said margin south 132.0 feet to a concrete monument which marks the beginning of a curve with a radius of 39.0 feet; thence around said curve south and then west 62.2 feet to a point in the north margin of Bakertown Road; thence with said margin west 170.0 feet to the beginning.

Being the same property conveyed to George Edward Webb and wife, B. Jean Webb by deed from Richard R. O'Day and wife Mary S. O'Day, of record in Book 3890, page 122, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to a first mortgage held by Guaranty Mortgage Company.

This is improved (X) unimproved ( ) property, known as 3349 Ezell Road, 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 25th day of February, 19 69

George Edward Webb

B. Jean Webb

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Jon D. Coleman, a Notary Public in and for said County and State, the within named George Edward Webb and wife, B. Jean Webb

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 25th day of February 19 69

Commission expires NOV. 12, 1972

Jon D. Coleman
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 32028

IDENTIF. REFERENCE

FEB 27 4 09 PM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM
George Edward Webb, et ux

TO
J. B. Victory, et ux

Attorneys Title Company
Title Guaranteed
NASHVILLE, TENN.

FEB27 CONV 12,949.99
FEB27 MTG TAX A* 33.54
FEB27 REC FEE A* .50
FEB27 MTG DEED A* 3.00 * 37.04