202940

WARRANTY DEED

BOOK 4313 PAGE 749

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
W. H. Sadler, et ux (NAME:)	Same (NAME:)	Map 41-16
1127 Bellshire Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 49
Nashville, Tenn. 37207 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	M.D

For and in Consideration of the sum of Eighteen thousand and no/100---------- ---------- *DOLLARS*

including ~~cash~~ and the assumption and agreement by the grantees to pay the balance owing on a certain promissory note dated November 23, 1955, and secured by deed of trust of record in book 2471, page 515, Register's Office of Davidson County, Tennessee, the receipt and sufficiency of which are hereby acknowledged,

F.E.B.
E.N.B.

we, Francis E. Bullard and wife, Eula Nadean Bullard

have bargained and sold, and by these presents do transfer and convey unto the said W. H. Sadler and wife, Frances Sadler, 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. 153 on the Plan of Bellshire Estates, Section V, of record in Book 2133, page 114, Register's Office for said County.

Lot No. 153 fronts 93 feet on the southerly margin of Bellshire Drive and runs back 273.1 feet on the westerly line and 259.7 feet on the easterly line to a dead line measuring 115 feet thereon.

Being the same property conveyed to Francis E. Bullard and wife, Eula Nadean Bullard by deed from Luther T. Walton and Audney L. Rhoten, of record in Book 2485, page 109, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $18,000.00.

Subscribed and sworn to before me, this 25th day of February, 1969.

Affiant

My Commission Expires: 10-4-69

Notary Public

This instrument prepared by Ed B. Davies, Attorney
700 American Trust Building, Nashville, Tennessee

This is unimproved ( ) improved (X) property, known as 1127 Belshire Drive, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said W. H. Sadler and wife, Frances Sadler, their *heirs and assigns, forever.*

And we *do covenant with the said* W. H. Sadler and wife, Frances Sadler, *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.*

And we, Francis E. Bullard and wife, Eula Nadean Bullard *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* W. H. Sadler and wife, Frances Sadler, their *heirs and assigns against the lawful claims of all persons whomsoever. Witness* our *hand this* 20th *day of* January, *19* 69, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Francis E. Bullard
Francis E. Bullard

Eula Nadean Bullard
Eula Nadean Bullard

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Imogene P. Etter, a Notary Public in and for said County and State, the within named Eula Nadean Bullard

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 20th day of February, 1969.

Imogene P. Etter, Notary Public

Commission Expires Oct. 4-1969

STATE OF Texas
COUNTY OF Smith

Personally appeared before me, James A. Franklin, a Notary Public in and for said County and State, the within named Francis E. Bullard

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 Tyler, Texas, this 17th day of February, 1969.

James A. Franklin, Notary Public.

Commission Expires June 1, 1970

JAMES A. FRANKLIN
Notary Public, Smith County, Texas

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted, and who, upon oath, acknowledged _____self to be _____ _____of the _____, the within named bargainor, a corporation, and that _____he as such _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by _____self as _____.

Witness my hand and seal, at office in _____, this _____day of _____, 19_____.

_____
Notary Public

Commission Expires _____.

FEB28'69	CONV	18,000.00				
FEB28'69	S'TAX		A*	46.80		
FEB28'69	PR'FEE		A*	.50		
FEB28'69	W'DEED		A*	4.50	*	51.80

9.7 Ex Rel Law

WARRANTY DEED

FROM

Francis E. Bullard, et ux

TO

W. H. Sadler, et ux

A 32047

IDENTIF. REFERENCE

FEB 28 9 42 AM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Guaranty Title Company
A Division of
Kansas City Title Insurance Company
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE