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

WARRANTY DEED

TTC 208579

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
Map 104-5 Par. 97	Mr/Mrs Henry Paul Leeper 404 Greenway Avenue Nashville, Tennessee 37205	Guaranty Mortgage Company 316 Union Street Nashville, Tennessee
FIELD BOOK NUMBER(S) W21-4950	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) 404 Greenway Avenue	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, 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 21, 1952, in the original principal sum of $8,150.00, payable to Guaranty Mortgage Company, in monthly installments of $49.39, including interest at 4% per annum, said note being secured by a deed of trust executed by James D. Gentle and wife, to Herschel Greer, Trustee, as of record in Book 2126, page 223, said debt being assigned to Federal National Mortgage Association by instrument of record in Book 2161, page 227, and further assigned to Dollar Savings Bank of The City of New York, by Federal National Mortgage Association, by instrument of record in Book 3025, page 461.

L. BROOKS HARRIS and wife, MARY LOU HARRIS,
hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto HENRY PAUL LEEPER and wife, KATHERINE D. LEEPER,

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. 27 on the Map of Hardison & Young's Lots in West End Park, as of record in Book 421, page 190.

Said Lot No. 27 fronts 56 feet on the east side of Greenway Avenue and runs back between lines 151 feet along the north margin of an alley to another alley in the rear on which it measures 65 feet.

Being the same property conveyed to L. Brooks Harris and wife, Mary Lou Harris, by deed from James D. Gentle and wife, as of record in Book 2245, page 503.

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.

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 27th day of February, 1969.

Mary Lou Harris
Mary Lou Harris

L. Brooks Harris
L. Brooks Harris

STATE OF TENNESSEE

BOOK 4313 PAGE 821

COUNTY OF DAVIDSON

Before me, Elizabeth Young, a Notary Public in and for the State and County aforesaid, personally appeared the within named L. Brooks Harris and wife, Mary Lou Harris,

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 27th day of February, 1969.

My commission expires: July 27, 1969

Elizabeth Young
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 $ 10,500.00

Henry Paul Leeper
Affiant

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

MY COMMISSION EXPIRES: 7-29-69 (AFFIX SEAL)

Elizabeth Young
Notary Public

A 32086

IDENTIF. REFERENCE

FEB 28 11 35 AM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED
REF: dh

FROM
L. BROOKS HARRIS and wife

TO
HENRY PAUL LEEPER and wife

Medlin Realty Co.

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

STATE OF TENNESSEE
COUNTY OF DAVIDSON

FEB28'69 CONV 10,500.00
FEB28'69 STAX A 27.50
FEB28'69 PRFEE A 1.50
FEB28'69 UNREC A 3.00 * 30.80

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