BOOK 4317 PAGE 977

This Instrument Was Prepared By
DENNEY, LACKEY, CHEEK[illegible] & CATTLEMAN
213 Third Avenue, North
Nashville, Tennessee 37201

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
June R. Whitley (NAME)	Guaranty Mortgage Company (NAME)	Map 11-11
409 Bonnawood Drive (STREET ADDRESS OR ROUTE NUMBER)	316 Union Street (STREET ADDRESS)	Par. 54
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37201 (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and----------00/100 ($10.00)---------- *Dollars,*

cash in hand paid by the grantee; JUNE R. WHITLEY, and other good and valuable considerations, receipt of which is hereby acknowledged; including the assumption of a Deed of Trust executed by James Larry Parris and wife, Loretta A. Parris, to Herschel Greer, Trustee, dated March 20, 1963, and recorded in book 3548, page 151, Register's Office for Davidson County, Tennessee, in the original amount of $13,850.00, payable as therein specified;

We, JOE DONALD SIMMONS, and wife, EVA FAYE SIMMONS,

have this day bargained and sold, and do hereby transfer and convey unto the said JUNE R. WHITLEY, a widow, her

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 625 on the Plan of Hermitage Hills, Section 6, as of record in Book 3300, page 10, Register's Office for said County.

Said Lot No. 625 fronts 80 feet on the southerly side of Bonnawood Drive, and runs back 168.05 feet on the westerly line and 156.27 feet on the easterly line, to a dead line in the rear, measuring 80.2 feet thereon.

Being the same real property conveyed to Joe Donald Simmons and wife, Eva Faye Simmons, by deed from James Larry Parris and wife, Loretta Fay A. Parris, of record in book 4007, page 352, Register's Office for said County.

This conveyance is made subject to setback lines, easements, etc. as shown on the Plan of record in book 3300, page 10; and restrictive covenants contained in instrument of record in book 3253, page 261, 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 $ 18,100.00

Subscribed and sworn to before me, this the 13th day of March 19 69.

Affiant Mrs. June R. Whitley

My commission expires: July 29 1970 (Affix Seal)

Notary Public [illegible]

This is unimproved ( ) improved (X) property, known as 409 Bonnawood Drive, Hermitage, Tennessee.
(House Number) (Street) P. O. Address: (City or Town

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said
JUNE R. WHITLEY, a widow, her
(successors), heirs and assigns forever. We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* JUNE R. WHITLEY, her
(successors), heirs and assigns, against the lawful claims of all persons.

Witness our hands this 13th day of March, 1969, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Joe Donald Simmons
Eva Faye Simmons

BOOK 4317 PAGE 978

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Archie F. Hutton *a Notary Public in and for said County and State,* Joe Donald Simmons, and wife, Eva Faye Simmons,

*the within named 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* 13th *day of* March, *19*69

Archie F. Hutton *Notary Public*

Commission expires July 29, 1970

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 .....

Please mail to: HUTTON REALTY CO., 935 Woodland St., Nashville, Tennessee, 37206

WARRANTY DEED

FROM

JOE DONALD SIMMONS, ET UX

TO

JUNE R. WHITLEY, A WIDOW

A 34010

IDENTIF. REFERENCE

MAR 17 2 11 PM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title

Office of

Chicago Title Insurance Company

American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

MAR 17 69	CONV	18,100.09				
MAR 17 69	S'TAX		A*	47.06		
MAR 17 69	PR'FEE		A*	.50		
MAR 17 69	W'DEED		A*	3.00	*	50.56