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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 16,750.00

James A. Pruett, Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF April 19 69.

Gail Pigg
Notary Public

MY COMMISSION EXPIRES: 5/16/69

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gail Pigg, Attorney, Nashville Bank & Trust Building, Nashville
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James A. Pruett, Jr. (NAME)	Murphree Mortgage Company (NAME)	5D 46427
3927 Keeley Drive (STREET ADDRESS OR ROUTE NUMBER)	226 Third Avenue, North (STREET ADDRESS)	Map 148-10
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37201 (CITY) (STATE) (ZIP)	Parcel 94

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, JOZSEF SIMON and wife, BETTY W. SIMON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JAMES A. PRUETT, JR. and wife, HILDA B. PRUETT

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. 15 on the Plan of Blanchard Heights, Section 1, as of record in Book 2663, page 63, Register's Office for said County.

Said Lot No. 15 fronts 75.00 feet on the westerly margin of Keeley Drive and runs back 306.1 feet on the northerly line and 293.51 feet on the southerly line to a dead line in the rear, measuring 75.00 feet thereon.

Being the same property conveyed to Jozsef Simon and wife, Betty W. Simon, by deed from Gloria H. Jones, of record in Book 3642, page 493, Register's Office for Davidson County, Tennessee.

The grantees herein expressly agree to assume the unpaid balance of a Deed of Trust in the amount of $9,773.75, payable to Murphree Mortgage Company, of record in Book 2036, page 243, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (XX) property, known as 3927 Keeley Drive, 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 hand s this 7th day of April, 19 69

Jozsef Simon

Betty W. Simon

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, ~~GAIL PIGG~~ R. Millard, a Notary Public in and for said County and State, the within named Jozsef Simon and wife, Betty W. Simon

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 7th day of April 1969.

Commission expires 7-26-69

R. Millard
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

WARRANTY DEED

FROM

JOZSEF SIMON and wife,

BETTY W. SIMON

TO

JAMES A. PRUETT, JR. and wife, HILDA B. PRUETT

A 36557

IDENTIF. REFERENCE

APR 8 2 56 PM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed

NASHVILLE, TENN.

Return to: Gail Pigg,
Attorney at Law

APR-8	CONV	16,750.00			
APR-8 S'TAX			B*	43.42	
APR-8 PR'FEE			B*	.50	
APR-8	W'DEED		B*	3.00	* 46.92