WARRANTY DEED

BOOK 4368 PAGE 52

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Joe C. Carr, Jr. et ux.	Murphree Mortgage Company	Map 130-1
(NAME) 115 Blackburn Drive	(NAME) 226 3rd Avenue, North	Par. 183
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) Nashville, Tennessee	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid and received, and other good and valuable considerations, including agreement by the hereinafter-named grantees to assume and pay the balance now owing upon one promissory note dated August 9, 1965, in the original principal amount of $15,950.00, and made payable to Murphree Mortgage Company, which note is secured by a lien on the property herein conveyed and is more fully described in the Deed of Trust from Billy Kovach, and wife, Lynne Kovach, to Raymond L. Davis, Jr., Trustee, of record in Book 3922, page 42, Register's Office for Davidson County, Tennessee; we,

Wayne F. Murphy, Jr., and wife, Joan S. Murphy,

have this day bargained and sold, and do hereby transfer and convey unto the said grantees,

Joe C. Carr, Jr., and wife, Carol Ann H. Carr,

their heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Two tracts of land in Davidson County, Tennessee, described as follows:

TRACT NO. 1: Being Lot No. 117 on the Map of Bransford Realty Company's Belle Meade Golf Links Subdivision, as of record in Book 421, pages 94 and 95, Register's Office for said County. Said Lot No. 117 fronts 60 feet on the northeasterly side of Blackburn Avenue and runs back between lines, 192.4 feet on the southeasterly line and 204.8 feet on the northwesterly line to a dead line in the rear on which it measures 61.25 feet.

TRACT NO. II: Being the southeasterly 1/2 of Lot No. 119 on the Map of Bransford Realty Company's Belle Meade Golf Links Subdivision, as of record in Book 421, pages 94 and 95, Register's Office for said County. Said part of said lot fronts 30 feet on the northeasterly side of Blackburn Avenue and runs back 210.8 feet on the southeasterly line and 204.9 feet on the northwesterly line to a dead line in the rear on which it measures 30.55 feet.

Being the same property conveyed to Wayne F. Murphy, Jr., and wife, Joan S. Murphy, by deed from Mark-Clark Bates of record in Book 4343, page 381, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $23,500.00

Subscribed and sworn to before me, this the 25th day of September 1969

Affiant

My commission expires: June 6, 1972 (Affix Seal)

Notary Public

This is { unimproved / improved } property, known as 115 Blackburn Ave., Nashville, 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

Joe C. Carr, Jr., and wife, Carol Ann H. Carr

their

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,* except for taxes for 1969 and as stated above.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Joe C. Carr, Jr., and wife, Carol Ann H. Carr, their *heirs and assigns, against the lawful claims of all persons.*

Witness our hand s *this* 25th *day of* September, 1969, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Wayne F. Murphy, Jr.

Joan S. Murphy

Wayne F. Murphy, Jr.

Joan S. Murphy

This instrument prepared by
STEPHENSON, LACKEY, HOLMAN & ARCHER
First Federal Building
Nashville, Tennessee 37219

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, R. E. Finley, *a Notary Public in and for said County and State,* Wayne F. Murphy, Jr., and wife, Joan S. Murphy

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 25th *day of* September, *19* 69.

R. E. Finley *Notary Public*

Commission expires "My Commission Expires April 25, 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 .....

Quarenty Title 205477

WARRANTY DEED

FROM

WAYNE F. MURPHY, JR. et ux

TO

JOE C. CARR, JR. et ux

SEP 26 69	CONV	23,500.00				
SEP 26 69	S'TAX		A*	61.10		
SEP 26 69	PR'FEE		A*	.50		
SEP 26 69	W'DEED		A*	3.00	*	64.60

A 55418
A55419

IDENTIF. REFERENCE

SEP 26 8 39 AM '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