BOOK 4382 PAGE 390

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

# WARRANTY DEED

TTC-213048

REAU E. FOLK, JR. FORM

| MAP-PARCEL NUMBER(S) | NAME AND ADDRESS OF NEW OWNER(S) | SEND TAX BILLS TO |
|---|---|---|
| Map 52-2<br>Par. 110 | Mr/Mrs Edward L. Houchin<br>same as below | United Mortgagee Serv. Corp.<br>3200 Pacific Avenue<br>Virginia Beach, Virginia 23451 |
| FIELD BOOK NUMBER(S) | STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) | LOAN OR ACCOUNT NO. |
| 11D-46235 | 715 Cheryl Avenue | 9027359 |
| | | PROPERTY IS [x] 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 July 8, 1963, in the original principal sum of $8,000.00, payable to United Mortgagee Servicing Corp., in monthly installments of $44.24, including interest as set forth in said note, and being secured by a deed of trust executed by Billy Joe Draper and wife, to J. J. Foley, Jr., Trustee, as of record in Book 3598, page 553,

JOSEPH F. SAPP and wife, SHIRLEY DEAN SAPP
hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto EDWARD L. HOUCHIN and wife, WILMA L. HOUCHIN

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 Lots Nos. 37 and 38 of Block "C" on the Map of the Revised Map of Rainbow Terrace, as of record in Book 1130, page 85.

Said Lots adjoin and front together 100 feet on the northerly side of Cheryl Avenue and runs back between parallel lines, 145 feet to a dead line.

Being the same property conveyed to Joseph F. Sapp and wife, Shirley Dean Sapp, by deed from Billy Joe Draper and wife, as of record in Book 3899, page 517.

This conveyance is made subject to restrictions of record in Book 1380, page 88, as amended in Book 1535, page 519.

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 22nd day of November, 1969.

Joseph F. Sapp
Joseph F. Sapp

Shirley Dean Sapp
Shirley Dean Sapp

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Reau E. Folk, Jr., a Notary Public in and for the State and County aforesaid, personally appeared the within named Joseph F. Sapp and wife, Shirley Dean Sapp 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 22nd day of November, 19 69.

My commission expires: July 26, 1970

Reau E. Folk Jr.
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 9,204.89

Affiant Edward L. Houchin

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF November 1969

MY COMMISSION EXPIRES: July 26, 1970 (AFFIX SEAL) Reau E. Folk Jr. Notary Public

WARRANTY DEED
REF:mas

FROM
JOSEPH F. SAPP and wife

TO
EDWARD L. HOUCHIN and wife

61682

IDENTIF. REFERENCE

Nov 25 12 23 PM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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

File: Reau Folk

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, NOV25'69 CONV $9,204.89 Notary Public in and for the State and County aforesaid, personally appeared NOV25'69 S TAX and $ 23.92, with whom I am personally acquainted, and NOV25'69 RECFEE who upon oath acknowledged $ .50 to be the _____ and NOV25'69 W DEED, respectively, of $ 3.00 * 27.42, 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