BOOK 4383 PAGE 975 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $18,000.00

C. D. Baker
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF December 1969.

Virginia L. Whitman
Notary Public

MY COMMISSION EXPIRES: May 24, 1973
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
W. G. TRABER, ATTORNEY, 2525 LEBANON ROAD, NASHVILLE, TENNESSEE 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Vincent W. Petersen (NAME)	Guaranty Mortgage Company (NAME)	Map 147-14
Westcrest Drive (STREET ADDRESS OR ROUTE NUMBER)	316 Union Street (STREET ADDRESS)	Par. 117
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	

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, James A. Morgan and wife, Eleanor L. Morgan

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Vincent W. Petersen and wife, Miriam Petersen

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. 304 on the Plan of Candlestick Farms, Section III, as of record in Book 3500, page 98, Register's Office for said County.

Said Lot No. 304 fronts 105 feet on the west side of Westcrest Drive, and extends back 143 feet on the north line and 90 feet on the south line, to a dead line in the rear, which is a broken line on which it measures 118.9 feet.

Being the same property conveyed to James A. Morgan and wife, Eleanor L. Morgan, by deed from Hallmark Construction, a Tennessee Corporation, as of record in Book 3849, page 640, said Register's Office.

The Grantees herein assume and promise to pay an obligation evidenced by a Deed of Trust in favor of Guaranty Mortgage Company of reocrd in Book 3849, page 641, Register's Office for said County.

This is unimproved ( ) improved (X) property, known as Westcrest 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 2nd day of December, 19 69

James A. Morgan

Eleanor L Morgan

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Virginia L. Whitmore, a Notary Public in and for said County and State, the within named James A. Morgan and wife, Eleanor L. Morgan

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 22d day of November 19 69.

Commission expires May 27, 1973

Virginia L. Whitmore
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 James A. Morgan, et ux

TO Vincent W. Petersen, et ux

A 62379

IDENTIF. REFERENCE

DEC 3 12 13 PM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAIL TO:
W. G. TRABER
2525 [illegible]ANON ROAD
NA[illegible]E, TENN. 37214

DEC-3[illegible]	CONV	18,000.00			
DEC-3[illegible]	S'TAX		B*	46.80	
DEC-3[illegible]	PR'FEE		B*	.50	
DEC-3[illegible]	W'DEED		B*	3.00	* 50.30