# WARRANTY DEED

BOOK 4384 PAGE 573

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| Mr. & Mrs. Cullum C. Hutson (NAME) | Guaranty Mortgage Company (NAME) | Map 75-3 |
| 524 Des Moines Drive (STREET ADDRESS OR ROUTE NUMBER) | 316 Union Street (STREET ADDRESS) | Par. 21 |
| Hermitage, Tennessee 37076 (CITY) (P. O. ZONE) (STATE) | Nashville, Tenn. (CITY) (ZONE) (STATE) | P/U |

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)---------- Dollars, and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged, including the assumption to pay the indebtedness as evidenced by an instrument of record in Book 4200, page 965, Register's Office for Davidson County, Tennessee.

We, Weldon T. Hysmith and wife, Joan D. Hysmith

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

Cullum C. Hutson and wife, Gail R. Hutson

their ~~successors~~, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 29 on the Plan of Tulip Grove, Section One, as of record in Book 3700, page 106, Register's Office for Davidson County, Tennessee.

Said Lot No. 29 fronts 93.0 feet on the southerly margin of Des Moines Drive and runs back between lines 181.98 feet on the westerly line and 159.93 feet on the easterly line to a dead line in the rear, measuring 95.58 feet thereon.

Being the same property conveyed to Weldon T. Hysmith and wife, Joan D. Hysmith by deed from Fischer & Short Construction Company, Inc., of record in Book 4200, page 964, Register's Office for Davidson County, Tennessee.

It is agreed and understood that the escrow account in connection with the aforesaid indebtedness is hereby transferred to said purchasers. Insurance on said property is transferred to said purchasers.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $24,000.00

Subscribed and sworn to before me, this the 5th day of December 19 69

Affiant

My commission expires: 7-22-70 (Affix Seal)

Notary Public

This is unimproved ( ) improved ( ) property, known as ..... (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

Cullum C. Hutson and wife, Gail R. Hutson

their ~~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, except as noted above.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said

Cullum C. Hutson and wife, Gail R. Hutson, their ~~successors~~, heirs and assigns, against the lawful claims of all persons.

Witness our hand S this 5th day of December, 19 69 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Weldon T. Hysmith

Joan D. Hysmith

This Instrument Was Prepared By

Dewey Pedigo, Jr.

Of The Law Firm Pedigo & Saindon

Stahlman Building: Nashville, Tennessee

BOOK 4384 PAGE 574

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

*Personally appeared before me,* Dewey Allen Pedigo, *a Notary Public in and for said County and State,* Weldon T. Hysmith and wife, Joan D. Hysmith, *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* 5th *day of* December, *19* 69

Dewey Allen Pedigo *Notary Public*

*Commission expires* 9-22-70

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* .....

| | | | | | | |
|---|---|---|---|---|---|---|
| DEC-5 69 | CONV | 24,524.53 | | | | |
| DEC-5 69 | S'TAX | | A* | 63.70 | | |
| DEC-5 69 | PR'FEE | | A* | .50 | | |
| DEC-5 69 | W'DEED | | A* | 3.00 | * | 67.20 |

WARRANTY DEED

FROM

WELDON T. HYSMITH, ET UX

TO

CULLUM C. HUTSON, ET UX

A 62657

IDENTIF. REFERENCE

DEC 5 10 02 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

PEDIGO & SAINDON