BOOK 4390 PAGE 270

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

WARRANTY DEED

F-336

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
P 34-10 Par. 64 M.C.	Mr/Mrs Van C. Martin Same as below	Murphree Mortgage Company 226 Third Avenue North Nashville, Tennessee 37201
FIELD BOOK NUMBER(S) 11D-26940	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) 336 Dinwiddie Drive	LOAN OR ACCOUNT NO. B-3066206 PROPERTY IS ☒ 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 April 29, 1967, in the original principal sum of $10,450.00, payable to Murphree Mortgage Company in monthly installments of $62.70, including interest at 6% per annum, and being secured by a deed of trust executed by Perry W. Sherrer and wife to Richard E. Corn, Trustee, as of record in Book 4128, page 513, said debt being assigned to Astoria Federal Savings and Loan Association by instrument of record in Book 4154, page 791,

CULVER MANUFACTURING COMPANY, INC., an Indiana corporation hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto VAN C. MARTIN and wife, THELMA M. MARTIN

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 Lot No. 63 on the Plan of Stanley Heights, as of record in Book 3300, page 74, described as follows:

Beginning at a point in the south margin of Dinwiddie Drive at the corner of Lots Nos. 63 and 64; thence east along said Drive, 60 feet to a monument; thence southeasterly around a curve, 39.3 feet to a monument in the west margin of Bain Drive; thence southerly following a slight curve with said Drive, 94.1 feet to the corner of Lots Nos. 62 and 63; thence with the line of said lots, westerly 70.9 feet to the corner of Lots Nos. 63 and 64; thence northerly with the line of said lots, 83 feet to the beginning.

Being the same property conveyed to Culver Manufacturing Company, Inc., an Indiana corporation, by deed from Perry W. Sherrer and wife, Ruth Sherrer, as of record in Book 4380, page 130.

This conveyance is made subject to restrictions of record in Book 3405, page 286.

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 29th day of December, 19 69

CULVER MANUFACTURING COMPANY, INC.
By: E. M. Culver, President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 4390 PAGE 271

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 _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires: _____ Notary Public

JAN-6 COUNTY 12,900.00
JAN-6 STATE TAX A* 33.54
STATE OF _____ JAN-6 REGISTER FEE A* .50
COUNTY OF _____ JAN-6 DEED A* 3.00 * 37.04

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

$12,900.53 _____ Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF December 1969

MY COMMISSION EXPIRES: July 26, 1970. (AFFIX SEAL) Notary Public

WARRANTY DEED
F-336

FROM

CULVER MANUFACTURING CO., INC.

TO

VAN C. MARTIN and wife

165334

IDENTIF. REFERENCE

JAN 6 11 40 AM '70

REGISTER
DAVIDSON COUNTY, TENN.

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

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 E. M. Culver, with whom I am personally acquainted, and who upon oath acknowledged himself to be the President of Culver Manufacturing Company Inc., a corporation, the bargainor, and that he, as such President, 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 E. M. Culver as such President.

Witness my hand and official seal at Nashville, Tennessee, this, the 29th day of December, 1969.

My commission expires: July 26, 1970. Reau E. Folk, Jr. Notary Public