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

WARRANTY DEED

TTC -G-213792

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
Map 117-15 Pal. 31	Harold Huggins Insurance Agency, Inc. P.O. Box 6185, Nashville	Volunteer Federal Savings &Loan 408 Union Street Nashville, Tennessee
FIELD BOOK NUMBER(S). O 16DA-22665	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) 1702-4 Hillmont Drive	LOAN OR ACCOUNT NO. 20262 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 May 18, 1964, in the original principal sum of $10,300.00, payable to Volunteer Federal Savings & Loan Association of Nashville, in monthly installments of $86.93, including interest at 5% per annum and a 1% service fee, and being secured by a deed of trust executed by E. Ray Jerkins and wife to E. E. Murrey, Jr., Trustee, as of record in Book 3753, page 485,

E. RAY JERKINS and wife, GERALDINE W. JERKINS, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto HAROLD HUGGINS INSURANCE AGENCY, INC.,

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. 21 on theMap showing Hillmont Subdivision, as of record in Book 1424, page 37.

Said Lot No. 21 fronts 135.9 feet on the east side of Hillmont Drive and runs back between lines, 152.1 feet on the north line and 165.3 feet on the south line, to a dead line in the rear on which it measures 75 feet.

Being the same property conveyed to E. Ray Jerkins and wife, Geraldine W. Jerkins, by deed from Alton Long and wife,as of record in Book 3763, page 537.

This conveyance is made subject to restrictions of record in Book 1471, page 325.

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 and 1970 Taxes, which have been prorated and assumed by the Buyer.

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 9th day of January, 19 70

E. Ray Jerkins

Geraldine W. Jerkins

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 4391 PAGE 79

Before me, Reau E. Folk, Jr., a Notary Public in and for the State and County aforesaid, personally appeared the within named E. Ray Jerkins and wife, Geraldine W. Jerkins 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 9th day of January, 1970.

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

$15,500.00 (Amount)

Harold Huggins PRES

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF January, 1970

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

WARRANTY DEED
REF:mas

FROM
E. RAY JERKINS and wife

TO
HAROLD HUGGINS INSURANCE AGENCY, INC.

A 6571 2

IDENTIF. REFERENCE

JAN 12 11 40 AM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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

Reau E. Folk Jr.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, JAN12 CONV 15,500.00 Notary Public in and for the State and County aforesaid, personally appeared JAN12 S'TAX and A* 40.30, with whom I am personally acquainted, JAN12 PR'FEE and who upon oath acknowledged A* .50 to be the _____ and JAN12 W'DEED, respectively, of A* 3.00 * 43.80, 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