TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
James W. Bilyeu et ux (NAME)	Guaranty Mortgage Company Capitol Hill Building 316 Union Street	F.H. 9215
1517 Tyne Blvd. (STREET ADDRESS OR ROUTE NUMBER)	311 - 7th Avenue North, (STREET ADDRESS)	BOOK 4394 PAGE 823
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	

For and in consideration of the sum of $10.00

TEN AND NO/100---------- DOLLARS

Cash in hand paid by the grantees herein, and other good and valuable considerations, the receipt of which is hereby acknowledged, and for the further consideration that the grantees herein assume and agree to pay the remaining unpaid balance of a note dated Jan. 25, 1965, executed by the grantors herein, payable to Guaranty Mortgage Company, for the original sum of $36,000.00, payable according to the terms and conditions thereof, and said debt secured by an instrument of record in Book 3854, page 224, Register's Office for said County.

WE, FRANK J. CULHANE AND WIFE, MARY S. CULHANE,

have bargained and sold, and by these presents do transfer and convey unto the said

JAMES W. BILYEU AND WIFE, WADEAN BILYEU, their

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot No. 2 on the Plan of Alpine Estates, as of record in Book 3106, page 142, Register's Office for said County.

Said Lot No. 2 fronts 210 feet on the southerly side of Tyne Boulevard, and extends back 464.5 feet on the westerly line and 389 feet on the easterly line, to a dead line in the rear on which it measures 287.5 feet.

Being the same property conveyed to Frank J. Culhane and wife, Mary S. Culhane, by deed from JamesE. Patterson, et al, d/b/a Patterson & Fox Construction Company, as of record in Book 3854, page 217, said Register's Office.

PREPARED BY
C. H. BRILEY, JR., ATTORNEY
320 UNION STREET
NASHVILLE, TENNESSEE 37219

This is unimproved ( ) improved (X) property, known as 1517 (House Number) Tyne Boulevard (Street) Nashville, Tennessee P. O. Address: (City or Town) (Postal Zone)

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.

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.

Witness our hands this 14th day of January 19 70.

X Mary S. Culhane

Frank J. Culhane

STATE OF ~~TENNESSEE~~ Illinois
X~~DAVIDSON~~ COOK COUNTY

Personally appeared before me, Helen L. Reinecke a Notary Public in and for said County and State, the within named

Frank J. Culhane and wife, Mary S. Culhane

the bargainors, 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~~ Chicago, Illinois, this 14th day of January 19 70

Commission expires October 26, 1971 Notary Public Helen L. Reinecke

TENNESSEE TITLE COMPANY

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Zone Office
LAWYERS TITLE INSURANCE CORPORATION

FORM NO. 1004 - REVISED

GUARANTY MORTGAGE CO. OF NASHVILLE

Sworn to and subscribed before me this 28th day of January 19 70

Notary Public
My commission expires February 14, 1973

The actual consideration for this transfer or value of property (whichever is greater) is $ 50,000.00. This is equal to or greater than the property would bring at a fair and voluntary sale

FRANK J. CULHANE, ET UX.

To

JAMES W. BILYEU, ET UX.

Book # 1249

Warranty Deed

G-213790-jmm

GUARANTY MORTGAGE CO. OF NASHVILLE

BOOK 4394 PAGE 824

A 6 7 3 4 3

IDENTIF. REFERENCE

JAN 30 12 29 PM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

JAN 30 70	CONV	50,000.00				
JAN 30 70	S'TAX		A*	130.00		
JAN 30 70	PR'FEE		A*	.50		
JAN 30 70	W'DEED		A*	3.00	*	133.50