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This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

William J. H. Mullins and wife,

Judea Ann Mullins

TO

Alfred J. St. Pierre and wife,
Thelma Edwards St. Pierre

For draftsman's use

This instrument was prepared by
Jno. B. Cobb, Jr., Attorney at Law
Stahlman Building, Nashville, Tenn.

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Alfred J. St. Pierre (NAME)	Noel-Palmer Mortgage Company, Inc. (NAME)	Map 133-16
4830 Aster Drive (STREET ADDRESS OR ROUTE NUMBER)	Stahlman Building (STREET ADDRESS)	Pcl. 27
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37201 (CITY) (STATE) (ZIP)	Put

(FOR REGISTER'S USE)

A 67619

IDENTIF. REFERENCE

FEB 2 3 29 PH '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 16,503.66 Alfred J. St. Pierre
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF ~~February~~ January 1970.

J. Cobb Smith
Notary Public

MY COMMISSION EXPIRES: April 22, 1971

(AFFIX SEAL)

For and in Consideration of the sum of

Ten and No/100 ----------($10.00)---------- DOLLARS

Cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged, and in further consideration the grantees have assumed and agreed to pay the remaining unpaid balance of a certain note which is secured by a deed of trust executed by William J. H. Mullins and wife, Judea Ann Mullins, to J. G. Palmer, Trustee, of record in Book 3970, page 462, Register's Office for Davidson County, Tennessee, reference to which said instrument is here made for a more particular description of said note and the terms and conditions of said deed of trust, the obligations of which are assumed by the said grantees.

We, William J. H. Mullins and wife, Judea Ann Mullins have bargained and sold, and by these presents do transfer and convey unto the said Alfred J. St. Pierre and wife, Thelma Edwards St. Pierre 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. 2 on the Plan of Highview Acres, of record in Book 2331, page 52, said Register's Office.

Said Lot No. 2 fronts 67 feet on the easterly side of Aster Drive and runs back 241.5 feet on the northerly line and 181.2 feet on the southerly line to a dead line, measuring 125 feet thereon.

Being the same property conveyed to William J. H. Mullins and wife, Judea Ann Mullins, by deed from Joe Grubbs, Jr., and wife, Nancy C. Grubbs, of record in Book 3970, page 458, Registers Office for Davidson County, Tennessee.

This conveyance is made subject to restrictive covenants of record in Book 2444, page 35, said Register's Office,, and the Plan of record in Book 2331, page 52, said Register's Office, which shows an owner's certificate, a 40 foot minimum building setback line from Aster Drive, and a 10 foot easement for public utility purposes along the rear and the northwesterly lines of said lot. By instrument of record in Book 3886, page 600, the setback line was amended to 30 feet.

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This is ( ) unimproved (X) improved property, known as 4830 Aster Drive (House Number) (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 Alfred J. St. Pierre and wife, Thelma Edwards St. Pierre their heirs and assigns, forever.

And we do covenant with the said Alfred J. St. Pierre and wife, Thelma Edwards St. Pierre 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, except as set out herein, and taxes for the year 1970 which have been assumed by the said grantees.

And We, William J. H. Mullins and wife, Judea Ann Mullins do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Alfred J. St. Pierre and wife, Thelma Edwards St. Pierre, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hand s this 29th day of ~~XXXXXXX~~ January, 1970

William J. H. Mullins

Judea Ann Mullins

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, J. Cline Smith, a Notary Public in and for said County and State, the within named William J. H. Mullins and wife, Judea Ann Mullins

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 30th day of January, 1970

J. Cline Smith, Notary Public.

Commission expires April 26, 1971

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 .....

FEB-20 CONV 16,503.66
FEB-20 S'TAX B* 42.90
FEB-20 PR'FEE B* .50
FEB-20 W'DEED B* 3.00 * 46.40