PREPARED BY
TOM G. COLEMAN, JR.
ATTORNEY AT LAW
1720 PARKWAY TOWERS
NASHVILLE, TENNESSEE 37219

BOOK 4399 PAGE 677

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 9081.07

William Earl Womack
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF February 1970.

Dan B. Tolbert
Notary Public.

MY COMMISSION EXPIRES: May 22, 1973
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Tom G. Coleman, Jr., Atty. at Law, 1720 Parkway Towers, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William Earl Womack, etux (NAME)	United Mortgagee Servicing Corp. (NAME)	Map 104-1
122 38th Avenue North (STREET ADDRESS OR ROUTE NUMBER)	3200 Pacific Avenue (STREET ADDRESS)	Par 299
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Virginia Beach, Virginia (CITY) (STATE) (ZIP)	25W-7890

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Clifford D. Turnbo and wife, Virginia Turnbo

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William Earl Womack and wife, Brenda Fay Womack

HEREINAFTER CALLED THE GRANTEES, 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. 123 on the Plan of Part of West Grove Subdivision, as of record in Book 421, Page 109, Register's Office for said County.

Said Lot No. 129 fronts 50 feet on the easterly side of 38th Avenue North and runs back between parallel lines 160 feet to an alley.

Being the same property conveyed to Clifford D. Turnbo and wife, Virginia Turnbo, by deed from Jimmy G. Johnson and wife, Nancy C. Johnson, as of record in Book 3877, Page 410, Register's Office for Davidson County, Tennessee.

It is agreed and understood that the above named grantees assume and agree to pay the remaining unpaid balance on a first mortgage of record in Book 3566, Page 145, said Register's Office.

This conveyance is made subject to restrictive covenants and easement for storm sewer granted City of Nashville as of record in Book 3075, Page 542, Register's Office for Davidson County, Tennessee, and to all applicable Metropolitan government zoning and planning regulations.

The escrow account in connection with the above loan is to be transferred to the buyers at no cost.

This is unimproved ( ) improved ( ) property, known as 122 38th Avenue North, Nashville, Tennessee
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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. Wherever 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 24th day of February, 1970

Clifford D. Turnbo

Virginia Turnbo

STATE OF TENNESSEE
Davidson County

BOOK 4399 PAGE 678

Personally appeared before me, Don B. Tolbert, a Notary Public in and for said County and State, the within named Clifford D. Turnbo and wife, Virginia Turnbo

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, Tennessee, this 24th day of February 1970.

Commission expires May 27, 1973

Don B Tolbert
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM Clifford D. Turnbo, etux

TO William Earl Womack, etux

A 69449

IDENTIF. REFERENCE

FEB 24 2 58 PM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

FEB24'70 CONV *9,081.07
FEB24'70 S'TAX A* 23.66
FEB24'70 PR'FEE A* .50
FEB24'70 W'DEED A* 3.00 * 27.16