BOOK 1402 PAGE 758

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 3,000.00

Mrs. Callie Gunn
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10 DAY OF March, 19 70

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

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

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
MARY GUNN EPPS (NAME)	HOME FEDERAL SAVINGS & LOAN ASSN. (NAME)	Map 81-14
747 Bontemps Drive (STREET ADDRESS OR ROUTE NUMBER)	L & C Tower (STREET ADDRESS)	Par. 83
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	

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, Mrs. Callie Gunn

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Mary Gunn Epps

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 part of Lot No. 18 on the Plan of Georgia Industrial Realty Company's North Nashville Property, as of record in Book 421, page 188, Register's Office for said County, described according to a survey made by Watkins and Murray, Surveyors, September 30, 1946, as follows:

Beginning at a point on the southerly margin of Burch Street, 150 feet westerly from the southwes t corner of said Burch Street and 24th Avenue North; thence southwardly 150 feet; thence westwardly 50 feet to the southeast corner of a part of said Lot No. 18 conveyed to Sam Bennett and wife, by deed from Albert Burch and wife, of record in Book 1324, page 9, said Register's Office; thence with the eastern boundary line of said Bennett property, northwardly 150 feet to the southerly margin of Burch Street; thence with the southerly margin of said Street, eastwardly 50 feet to the beginning.

Being the same property conveyed to Mrs. Callie Gunn, by deed from John H. Shadowens and wife, of record in Book 3223, page 219, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to a deed of trust payable to Home Federal Savings and Loan Association.

This is ( ) unimproved (X) improved property, known as 2401 (House Number) Burch St. (Street) Nashville (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 my hand this 10 day of March, 19 70

Mrs Callie Gunn

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Mrs. Callie Gunn

the bargainor S, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 10 day of March, 19 70.

Commission expires [illegible] Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ 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

A 70849

IDENTIF. REFERENCE

MAR 11 12 54 PM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM
MRS. CALLIE GUNN

TO
MARY GUNN EPPS

Attorneys Title Company
Title Guaranteed
NASHVILLE, TENN.

MAR 11 70 W/DEED A* 3.00 * 11.30
MAR 11 70 PRFEE A* .50
MAR 11 70 STTAX A* 7.80
MAR 11 70 CONV *3,000.00