BOOK 4411 PAGE 955

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

WARRANTY DEED

ATC G-156281

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
103-5-30 Pd	Mr/Mrs David Massey Wilds same as below	Guaranty Mortgage Company 311 7th Avenue, North Nashville, Tennessee
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO. 22171
8DA-57400	196 Forestwood Drive	PROPERTY IS [X] 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 February 14, 1964, in the original principal sum of $27,000.00, payable to Guaranty Mortgage Company, in monthly installments of $153.31, including interest at 5½% per annum, and being secured by a deed of trust executed by William E. Jacobs and wife to Herschel Greer, Trustee, as of record in Book 3718, page 15, said debt having since been assigned to New York Life Insurance Company, by instrument dated March 2, 1964, not of record,

WILLIAM E. JACOBS and wife, IMOGENE M. JACOBS

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto DAVID MASSEY WILDS and wife, CARMEN McKERRAL WILDS

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. 79 on the Plan of Hillwood Park, as of record in Book 3300, pages 27 and 28.

Said Lot No. 79 fronts 172.42 feet on the southeasterly side of Forestwood Drive and extends back 240.0 feet on the northeasterly line and 190.0 feet on the southwesterly line, to a dead line in the rear, measuring 263.2 feet thereon.

Being the same property conveyed to William E. Jacobs andwife, Imogene M. Jacobs, by deed from Ridgelawn Homes, Inc., as of record in Book 3678, page 307.

This conveyance is made subject to restrictions of record in Book 3312, page 104.

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 Buyers.

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 17th day of April, 1970.

Imogene M. Jacobs
Imogene M. Jacobs

William E. Jacobs
William E. Jacobs

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Before me, Reau E. Folk, Jr., a Notary Public in and for the State and County aforesaid, personally appeared the within named William E. Jacobs and wife, Imogene M. Jacobs 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 17th day of April, 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 $ 50,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF April 19 70

MY COMMISSION EXPIRES July 26,1970 (AFFIX SEAL)

Reau E. Folk Jr.
Notary Public

WARRANTY DEED
REF: mas

FROM
WILLIAM E. JACOBS AND WIFE

TO
DAVID MASSEY WILDS AND WIFE

A 74910

IDENTIF. REFERENCE

APR 20 1 20 PM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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

50,000.00

APR 20 CONV

APR 20 S'TAX A* 130.00

APR 20 PR'FEE A* .50

APR 20 W'DEED A* 3.00 * 133.50

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, 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