This Instrument Was Prepared By: William J. Faimon, Attorney
200 Court Square Building
Nashville, Tennessee 37201

WARRANTY DEED

BOOK 4420 PAGE 653

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
JAMES H. SEWELL, et ux	JAMES H. SEWELL	Map 115-2
(NAME)	(NAME)	
1027 Davidson Road	1027 Davidson Road	Par. 117
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee	Nashville, Tennessee	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ----------Ten & no/100----------
----------($10.00)---------- Dollars,

and other good and valuable considerations including the assumption of a first mortgage with a present balance of $18,559.27 of record in Book 3627, Page 543, Register's Office for Davidson County, Tennessee

We, MATTHIAS J. GORHAM and wife MARY GORHAM

have this day bargained and sold, and do hereby transfer and convey unto the said JAMES H. SEWELL and wife CHARLOTTE R. SEWELL

their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 33 on the Plan of Crest Meade, Section I, as of record in Book 2331, Page 153, Register's Office for said County.

Said Lot No. 33 fronts 170 feet on the west side of Davidson Road and runs back between lines, 235 feet on the northerly line and 232 feet on the southerly line, to a dead line in the rear on which it measures 170.1 feet.

Being the same property conveyed to Matthias J. Gorham and wife, Mary Gorham, by deed from John F. Howell and wife, of record in Book 4320, Page 332, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $29,760.00

Affiant

Subscribed and sworn to before me, this the 26 day of May 19 70

Notary Public

My commission expires: February 3, 1974
(Affix Seal)

This is unimproved ( ) improved (X) property, known as 1027 Davidson Road, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said JAMES H. SEWELL and wife CHARLOTTE R. SEWELL (successors), heirs and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves and our heirs and representatives, to warrant and forever defend the title to said real estate to said JAMES H. SEWELL and wife CHARLOTTE R. SEWELL their (successors), heirs and assigns, against the lawful claims of all persons.

Witness our hands this 26 day of May, 19 70, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Matthias J. Gorham

Mary Gorham

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, CAROLYN HASTINGS *a Notary Public in and for said County and State,* MATTHIAS J. GORHAM and wife MARY GORHAM

the within named 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 *this* 26 *day of* May, *19* 70.

Carolyn Hastings
Notary Public

Commission expires February 3, 1974

CAROLYN HASTINGS NOTARY PUBLIC DAVIDSON CO.

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 .....

MAY28'70 CONV 29,760.00
MAY28'70 S'TAX A* 77.48
MAY28'70 PR'FEE A* .50
MAY28'70 W'DEED A* 3.00 * 80.98

WARRANTY DEED

FROM

MATTHIAS J. GORHAM, et ux

TO

JAMES H. SEWELL, et ux

A 78913

IDENTIF. REFERENCE

MAY 28 2 25 PM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title

Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE