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

WARRANTY DEED

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REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
115-10-68 PW	Mr/Mrs Edward E. Birthright Same as Below	Security Federal S & L Assn. 5th & Union Nashville, Tennessee
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO. 2173-0
8D-66510	6437 Brownlee Drive	PROPERTY IS ☒ 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 May 8, 1963, in the original principal sum of $25,000.00, payable to Security Federal Savings & Loan Association, in monthly installment of $149.89, including interest at 6% per annum, and being secured by a deed of trust executed by Wells Construction Company to Everett A. Covington, Jr., Trustee, as of record in Book 3568, page 47,

CHARLIE E. STRONG, JR., and wife, MARY H. STRONG hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto EDWARD E. BIRTHRIGHT and wife, ANN FRANCES BIRTHRIGHT

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. 97 on the Plan of West Meade Estates, Section One, as of record in Book 2663, page 110.

Said Lot No. 97 fronts 145 feet on the southerly side of Brownlee Drive and runs back 380 feet on the westerly line and 401.9 feet on the easterly line, to a dead line, measuring 61 feet thereon.

Being the same property conveyed to Charlie E. Strong, Jr., and wife, Mary H. Strong, by deed from John L. Palermo and wife, as of record in Book 4265, page 958.

This conveyance is made subject to restrictions of record in Book 2864, page 348.

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 12th day of June, 1970.

Charlie E. Strong, Jr.

Mary H. Strong

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 Charlie E. Strong, Jr., and wife, Mary H. Strong 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 12th day of June, 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.

JUN 15 CONV 36,500.00
JUN 15 STAX A* 94.90
JUN 15 RFEE A* .50
JUN 15 RCRD A* 3.00
98.40

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
$ 36,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF June 19 70

MY COMMISSION EXPIRES: July 26, 1970 (AFFIX SEAL) Notary Public

A 8 0 5 4 7

IDENTIF. REFERENCE

JUN 15 12 55 PM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED
REF:mas

FROM
CHARLIE E. STRONG, JR.,
AND WIFE

TO
EDWARD E. BIRTHRIGHT AND WIFE

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

File: Reau Folk

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