WARRANTY DEED

BOOK 4427 PAGE 931

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Mr. & Mrs. Robert H. Green (NAME)	Same. (NAME)	Map 133-7
3319 Marcus Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	6DA 54800
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	Par. 163

M.O

For and in Consideration of the sum of.....

---Sixteen Thousand Eight Hundred and no/100 ($16,800.00)------*DOLLARS*

and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, I, Iva W. Sneed,

JUN 30 80	CONV	16,800.00				
JUN 30 80	S'TAX		A*	43.68		
JUN 30 80	PR'FEE		A*	.50		
JUN 30 80	W'DEED		A*	4.50	*	48.68

.....*have bargained and sold, and by these presents do transfer and convey unto the said* Robert H. Green and wife, Doris June Green, 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. 148 on the Plan of Glencoe Acres, Section II, as of record in Book 1835, pages 136, 137, and 138, Register's Office for said County.

Said Lot fronts 87 feet on the southerly side of Marcus Drive and extends back 296.2 feet on the westerly line and 226.7 feet on the easterly line to the northerly margin of McCall Street, formerly Antioch Pike, on which it measures 111 feet.

Being the same property conveyed to Iva W. Sneed by deed from John E. Kelley and wife, as of record in Book 4200, page 464, said Register's Office.

This transfer of said property is expressly subject to the following:

1. Deed of trust executed by Edward E. Kelley and wife to Herschel Greer, Trustee, of record in Book 3831, page 800, securing an indebtedness to Guaranty Mortgage Company of Nashville in the original principal amount of $12,100.00.

2. Restrictions of record in Book 2088, page 534, and in Book 2105, page 633, said Register's Office.

3. Conditions of an Owner's Certificate, 50 foot set back line from Marcus Drive, a 40 foot set back line from McCall Street, formerly Antioch Pike, and easement 10 feet wide crossing the southwesterly rear corner of the lot.

NOTARY PUBLIC STATE OF TENNESSEE AT LARGE MY COMMISSION EXPIRES 30.1 OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $16,800.00

Affiant

Subscribed and sworn to before me, this the 25th day of June, 19 70

Notary Public

My commission expires My Commission Expires April 30, 1973 (Affix Seal)

This instrument prepared by James I. Vance Berry, Attorney, 700 American Trust Building, Nashville, Tennessee

4. Taxes for the year 1970, which have been prorated.

A 8 2 2 1 2

IDENTIFICATION REFERENCE

JUN 30 10 52 AM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

unimproved
This is improved (X) property, known as 3319 Marcus Drive, Nashville, Tennessee.
(House Number) (Street) P. O. Address: (City or Town)

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 I *do covenant with the said* Grantees *that* I am *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered,* except as herein-above set forth.

And I *do further covenant and bind* myself, my *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.*

Witness my *hand this* 25th *day of* June, *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.*

Iva W. Sneed

Iva W. Sneed

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Henry A. Gillespie, *a Notary Public in and for said County and State, the within named* Iva W. Sneed,

the bargainor....., 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* 25th *day of* June, *19*70.

Henry A. Gillespie *Notary Public.*

Commission Expires My Commission Expires April 30, 1973

STATE OF.....
COUNTY OF.....

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

the bargainor....., 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..... day of....., 19.....

....., Notary Public.

Commission Expires.....

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.....