BOOK 4430 PAGE 168 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 15,250.00

Clyde M. Hampton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2 DAY OF [illegible] 19[illegible]

Notary Public

MY COMMISSION EXPIRES: [illegible]

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
A. Braden Floyd, Jr., Atty. 533 Charlotte Ave., Nash., Tenn.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. C. Homer Hunt et ux (NAME)	Guaranty Mortgage Company (NAME)	Map 42-3
919 North Graycroft (STREET ADDRESS OR ROUTE NUMBER)	710 S Union (STREET ADDRESS)	Par. 35
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, Clyde M. Hampton and wife, Clara B. Hampton

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO C. Homer Hunt and wife, Mary Frances Hunt

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 Lot No. 49 on the Map of Primrose Acres Subdivision, as of record in Book 2663, page 106 and 107, Register's Office for said County.

SAID Lot No. 49 fronts 100 feet on the northerly side of Graycroft Avenue and runs back 228 feet on the westerly side and 231.8 feet on the easterly line to a dead line in the rear, measuring 100 feet thereon.

BEING the same property conveyed to Clyde M. Hampton and wife, Clara B. Hampton by deed from Charles O. Chance and wife, Kathleen A. Chance, of record in Book 3850, page 33, Register's Office for Davidson County, Tennessee.

The said grantees agree and assume to pay the unpaid balance of a mortgage to Guaranty Mortgage Company, of record in Trust Deed Book 3019, page 569, Register's Office for said County.

This is { unimproved / improved } property, known as 919 North Graycroft Ave. Nashville, Tennessee
(House Number) (Street) (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 our hand S this [illegible] day of [illegible], 19 70

Clyde M. Hampton

Clara B. Hampton

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Clyde M. Hampton and wife, Clara B. Hampton

the bargainors, 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 2nd day of July 1970

Commission expires 7-31-73

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (their several oaths) (his oath) acknowledged (themselves) (himself) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (they) (he) 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

WARRANTY DEED

FROM
CLYDE M. HAMPTON AND WIFE,
CLARA B. HAMPTON

TO
C. HOMER HUNT AND WIFE,
MARY FRANCES HUNT

A 8 3 1 2 8

IDENTIF. REFERENCE

JUL 9 11 57 AM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JUL-9?0	CONV	15,950.00			
JUL-9?0	S'TAX		A*	41.34	
JUL-9?0	PR'FEE		A*	.50	
JUL-9?0	W'DEED		A*	3.00	* 44.84