BOOK 4432 PAGE 645 FORM NO. WD-1



STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 53,750

Jimmie Lou Claxton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF July 1970.

Alice Faye Sullivan
Notary Public

MY COMMISSION EXPIRES: 7/14/72

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
CECIL D. BRANSTETTER, 216 Third Avenue, North, Nashville
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JOHN ROBERT FURMAN (NAME)	(same) (NAME)	Map 54-14
207 Rolling Mill Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 3
Nashville, Tenn. (CITY) (STATE) (P. O. ZIP)	(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~~ I, JIMMIE LOU CLAXTON, sole heir and child of J. M. SPARKMAN, Deceased,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOHN ROBERT FURMAN and wife, EDWINA P. FURMAN

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:

Being Lot No. 60 on the Plan of Bradywine Farms, Section II, as of record in Book 3700, page 28, Register's Office for Davidson County, Tennessee.

Said Lot No. 60 fronts 140.0 feet on the northeasterly side of Rolling Mill Road and runs back between lines, measuring 354.1 feet on the northwesterly line and 280.0 feet on the southeasterly line, to a broken line in the rear, measuring a total of 164.8 feet thereon.

Being the same property conveyed to J. M. Sparkman by deed from James A. Rudd and wife, Lorraine H. Rudd, of record in Book 4295, page 80, Register's Office for Davidson County, Tennessee.

unimproved (~~X~~)
This is improved (X) property, known as 207 Rolling Mill Road, 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 my hand this 16th day of July, 1970

Jimmie Lou Claxton

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Alice Faye Sullivan, a Notary Public in and for said County and State, the within named Jimmie Lou Claxton, sole heir and child of J. M. Sparkman

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 16th day of July 19 70

Commission expires 7/17/'72

Alice Faye Sullivan
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) (themselves) (himself) acknowledged to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) 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

019,064-5

WARRANTY DEED

FROM
JIMMIE LOU CLAXTON, sole heir and child of J. M. SPARKMAN

TO
JOHN ROBERT FURMAN AND WIFE, EDWINA P. FURMAN

A 8 4 2 3 7

IDENTIF. REFERENCE

JUL 20 2 32 PM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JUL 20 70	CONV	53,750.00			
JUL 20 70	S'TAX		A*	139.62	
JUL 20 70	PR'FEE		A*	.50	
JUL 20 70	W'DEED		A*	3.00	* 143.12