TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Mr. and Mrs. Charles Martin (NAME)	Guaranty Mortgage Company (NAME)	12D-90354
2441 Monticello Drive, (STREET ADDRESS OR ROUTE NUMBER)	311 Seventh Avenue North, (STREET ADDRESS)	BOOK 4433 PAGE 723
Nashville, Tenn. (CITY) (P. O. ZONE) (STATE)	Nashville, Tenn. (CITY) (ZONE) (STATE)	

This instrument prepared by Herschel Greer, 311 Seventh Avenue North, Nashville, Tenn.

For and in consideration of the sum of Ten and No/100 - ($10.00) - DOLLARS

cash in hand paid by Charles Martin and wife, Eva Martin

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, Trinity Hills Village, Inc., a Tennessee Corporation with its principal office and place of business at Nashville, Tennessee,

hereinafter referred to as the GRANTOR has bargained and sold, and by these presents does transfer and convey unto the said 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. 50 on the Revised Plan of Trinity Hills Village, Section One, First Addition, as of record in Book 4175, page 92, Register's Office for said County, described as follows:

Beginning at a point in the easterly margin of Monticello Drive, the common corner of Lots 49 and 50; thence along said margin northerly 58.6 feet to a concrete monument to the beginning of a curve; thence around said curve having a radius of 25 feet northeasterly 38.28 feet to a concrete monument in the southerly margin of Trinity Hills Parkway; thence easterly along said margin 105.1 feet; thence south 41 degrees 08 minutes 55" east 81.5 feet to a point, the common corner of Lots 49 and 50; thence along the common line between said Lots westerly 137.5 feet to the beginning.
Being part of the property conveyed to Trinity Hills Village, Inc., by deed from J. B. Michael & Company, Inc., of record in Book 4228, page 217, said Register's Office.

This conveyance is made subject to all restrictive covenants, easements and set back lines that are applicable to the above described property.

This is unimproved ( ) improved (X) property, known as 2441 Monticello Drive, Nashville, Tenn.
(House Number) (Street) (P. O. Address:) (City or Town) (Postal Zone)

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 it does covenant with the said GRANTEES that it is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. And it does further covenant and bind itself, its successors 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. 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 caused this instrument to be executed by its duly authorized officers on this the 20th day of July, 19 70

Attest: Kelly S. Neely, Secy. By: Herschel Greer
Herschel Greer, President

STATE OF TENNESSEE
DAVIDSON COUNTY

Before me, A. M. Tenison, a Notary Pubic within and for the State and County aforesaid, personally appeared Herschel Greer and Kelly S. Neely with whom I am personally acquainted and who upon (their several oaths) acknowledged (themselves) to be the President and Secretary respectively of the Trinity Hills Village, Inc. the witnin named bargainor, a corporation, and that (they) as such President and Secretary, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Herschel Greer as such President, and attesting the same by the said Kelly S. Neely as such Secretary.

Witness my hand and official seal at office at Nashville, Tennessee on this the 20th day of July, 19 70

My commission expires February 14, 1973

A. M. Tenison
Notary Public.

TENNESSEE TITLE COMPANY

Corporate Warranty Deed

FROM

TRINITY HILLS VILLAGE, INC.

TO

CHARLES MARTIN ET UX

REGISTER STAMP BELOW

The actual consideration for this transfer or value of property (whichever is greater) is $14,500.00

This is equal to or greater than the property would bring at a fair and voluntary sale.

Sworn to and subscribed before me this 20th day of July, 19 70

A. M. Tenison, Notary Public
My Commission Expires Feb. 14, 1973

PUT REVENUE STAMPS HERE:

PUT COUNTY COURT CLERK'S STAMP HERE:

14.50 cash
11.70
3.80
4/29

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Zone Office
LAWYERS TITLE INSURANCE CORPORATION

FORM NO. 1003 - WARRANTY MORTGAGE DEED OF NASHVILLE

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A 8 4 7 0 3

IDENTIF. REFERENCE

JUL 24 10 56 AM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

JUL 24	CONV	14,500.00			
JUL 24 S'TAX			A*	37.70	
JUL 24 PR'FEE			A*	.50	
JUL 24	W'DEED		A*	3.00	* 41.20