BOOK 4435 PAGE 660 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 22,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22 DAY OF [illegible] 19[illegible].

Notary Public

MY COMMISSION EXPIRES: [illegible]

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
A. Braden Floyd, Jr., 5333 Charlotte Avenue, Nashville, Tenn. 37209
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Marion G. Vernon et ux	United Mortgagee Servicing Corp.	8DA-30920
(NAME)	(NAME)	
639 American Road	Jas. Robertson Parkway	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tenn. 37209	Nashville, Tenn. 37201	
(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, Wilma M. Russell and Elsie M. Martin

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Marion G. Vernon and wife, Doris G. Vernon

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. 413 on the Map of Charlotte Park Subdivision, Section VI, as of record in Book 2900, page 7, Register's Office for Davidson County, Tennessee.

Beginning at a point in the easterly margin of Basswood Avenue, the common front corner of Lots No. 413 and 414; thence eastwardly with the line between said lots 126.0 feet to a common rear corner of Lots No. 412, 413 and 414; thence northwardly with the line between lots 412 and 413 91.0 feet to a point in the southerly margin of American Road; thence with the margin of said Road westwardly 101.0 feet to the beginning of a curve; thence around said curve southwestwardly 39.3 feet to a point in the eastwardly margin of Basswood Avenue; thence with said margin southwardly 66.0 feet to the beginning.

Said grantees assume and agree to pay the unpaid balance of a mortgage Held by United Mortgagee Servicing Corp. of record in Book 3736, page 71, Register's Office for Davidson County, Tennessee.

This is unimproved (x) property, known as 639 American Road Nashville, Tenn. 37209
(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 [illegible] hand [illegible] this 23rd day of July, 19[illegible]

[illegible]

[illegible]

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 Wilma M. Russell and Elsie M. Martin

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 Nashville, Tennessee, this 22 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 (his oath) (their several oaths) acknowledged (himself) (themselves) 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

WARRANTY DEED

FROM
Wilma M. Russell et al

TO
Marion G. Vernon and wife,
Doris G. Vernon

A 85554

IDENTIF. REFERENCE

AUG 3 9 09 AM '70
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

File: A. Braden Floyd, Jr.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

AUG-3 70	CONV	22,500.00				
AUG-3 70	S'TAX		A*	58.50		
AUG-3 70	PR'FEE		A*	.50		
AUG-3 70	W'DEED		A*	3.00	*	62.00