This Instrument Was Prepared By
REAU E. FOLK, JR., Attorney
8029 Cleghorn Ave., Nashville, Tenn.
3929 Cleghorn Ave., Nashville, Tenn.

WARRANTY DEED

TTC-216719

BOOK 4486 PAGE 429

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
102-14-89	Mr/Mrs Jerold P. Bauch Same as below	The Prudential Ins. Co. P. O. Box 2202 Jacksonville, Florida 32202
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO. 5 057 856 OFF 2
8D-53925	889 Belton Drive	PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and in further consideration of the assumption of, and agreement by the grantees herein to pay, the principal balance now due, plus future interest, on a certain note, dated July 2, 1959, in the original principal sum of $17,500.00, payable to The Prudential Insurance Company of America, in monthly installments of $105.00, including interest at 5-1/4% per annum, and being secured by a deed of trust executed by Luther S. Langley and wife to R. Bruce Robertson, Jr., Trustee, as of record in Book 2941, page 43,

EDWARD E. BIRTHRIGHT and wife, ANN P. BIRTHRIGHT

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto JEROLD P. BAUCH and wife, SHIRLENE A. BAUCH

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 132 on the Plan of Crest Meade, Section A, as of record in Book 2330, page 154.

Said Lot No. 132 fronts 113.1 feet on the south side of Belton Drive and runs back 200 feet on the east line and 96.6 feet on the west line to a dead line in the rear, which is a broken line, measuring 141.5 feet thereon.

Being the same property conveyed to Edward E. Birthright and wife, Ann P. Birthright, by deed from Luther S. Langley and wife, as of record in Book 4222, page 313.

This conveyance is made subject to restrictions of record in Book 2794, page 323.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, Except as shown above and 1970 taxes, which have been prorated and assumed by the Buyers.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

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 hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 10th day of August, 1970

Edward E. Birthright

Ann P. Birthright

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 4438 PAGE 430

Before me, Reau E. Folk, Jr., a Notary Public in and for the State and County aforesaid, personally appeared the within named Edward E. Birthright and wife, Ann P. Birthright the bargainor(s), 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, the 10th day of August, 19 70.

Reau E. Folk Jr.
Notary Public

My commission expires: July 23, 1974.

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), 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, the _____ day of _____, 19____.

My commission expires: _____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 26,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF August, 1970

MY COMMISSION Notary Public, Oconee County, Georgia
My Commission Expires March 11, 1974
Notary Public

A 86791

IDENTIF. REFERENCE

AUG 13 2 00 PM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED
REF:mas

FROM
EDWARD E. BIRTHRIGHT AND WIFE

TO
JEROLD P. BAUCH AND WIFE

AUG 13 70	CONV	26,000.00			
AUG 13 70	S'TAX		A*	67.60	
AUG 13 70	PR'FEE		A*	.50	
AUG 13 70	W'DEED		A*	3.00	* 71.10

REAU E. FOLK, JR., ATTY.
Nashville, Tennessee

File: Reau Folk

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires: _____
Notary Public