BOOK 4442 PAGE 334

Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $
$17,950.00

William R. Clanton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
28th DAY OF August, 1970

Notary Public

MY COMMISSION EXPIRES: 12-26-73
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Edward Seddon, Attorney — 480 James Robertson Pkwy. Nashville, Tennessee 37219
NAME — ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Henry A. Ray et ux (NAME)	MORTGAGE ASSOCIATES, INC. (NAME)	3D 41460
2134 June Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. BOX 28146 (STREET ADDRESS)	
Donelson, Tenn. 37214 (CITY) (STATE) (P. O. ZIP)	ATLANTA, GEORGIA 30328 (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, William Ralph Clanton, a Widower

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Henry Arley Ray and wife, Helen Jo Ray

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. 42 on the Map of Donelson Hills Subdivision, as of record in Book 2331, Pages 22 and 23, Register's Office, Davidson County, Tennessee.

Said lot fronts 75 feet on the northerly side of June Drive and runs back 190 feet on the westerly line and 192.8 feet on the easterly line to a dead line on which it measures 75 feet.

Being the same property conveyed to William Ralph Clanton and wife, Louise C. Clanton, (the said Louise C. Clanton having since deceased) by deed of record in Book 2602, page 561, said Register's Office.

This conveyance is made subject to the restrictive covenants of record in Book 2396, Page 365, Register's Office for Davidson County; and the easements and setback lines of record in Book 2331, Pages 22 and 23, R.O.D.C..

This is { } unimproved { X } improved property, known as 2134 (House Number) June Drive (Street), Donelson (P. O. Address), Tennessee (City or Town) 37214 (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 28th day of August, 1970

William Ralph Clanton

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, Edward Seddon, a Notary Public in and for said County and State, the within named William Ralph Clanton, a Widower

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 28th day of August, 70

Commission expires 11-26-73

Notary Public

STATE OF TENNESSEE
Davidson County

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

TO Henry Arley Ray & wife, Helen Jo Ray

A 88596

IDENTIF. REFERENCE

SEP 1 11 20 AM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Edward Seddon
Attorney-at-Law
Post Office Box 2523
480 Jas. Robertson Pkwy.
Nashville, Tennessee 37219

File: Ray 3

SEP-1 70 CONV 17,950.00
SEP-1 70 S'TAX A* 46.54
SEP-1 70 PB'FEE A* .50
SEP-1 70 W'DEED A* 3.00 * 50.04