This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

DOUGLAS CARL SARMENTO et ux

HARRIETTE JO SARMENTO

TO

JAMES D. BALSER et ux

MARY S. BALSER

For draftsman's use

MAIL TO: Prepared by

JOHN WILLIAMS & ASSOCIATES
1040 Murfreesboro Road
Nashville, Tennessee

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JAMES D. BALSER (NAME)	Noel Palmer Mortgage Co., Inc. (NAME)	Map 34-5
322 Alta Loma Drive (STREET ADDRESS OR ROUTE NUMBER)	402 Stahlman Building (STREET ADDRESS)	Par. 26
Goodlettsville, Tenn. (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37201 (CITY) (STATE) (ZIP)	PW

(FOR REGISTER'S USE)

A 89809

IDENTIF. T REFERENCE

SEP 14 11 00 AM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 23,383.47

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF September, 1970

Notary Public

MY COMMISSION EXPIRES: 2-2-71

(AFFIX SEAL)

For and in Consideration of the sum of ----------TEN AND NO/100----------

----------$10.00---------- DOLLARS

Cash and other good and valuable consideration, the receipt of which is hereby acknowledged, including the assumption of a first mortgage secured by a deed of trust to Noel Palmer Co., Inc. as of record in Book 4380, Page 579, Register's Office for Davidson County, Tennessee.

We, DOUGLAS CARL SARMENTO and wife, HARRIETTE JO SARMENTO have bargained and sold, and by these presents do transfer and convey unto the said

JAMES D. BALSER and wife, MARY S. BALSER

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. 5 on the Plan of Gatewood, Section 1, as of record in Book 3300, Page 47, Register's Office for Davidson County, Tennessee.

SAID Lot No. 5 fronts 96 feet on the southwesterly margin of Alta Loma Road and extends back 159.5 feet on the northwesterly line and 161.7 feet on the southeasterly line to a line in the rear measuring 121.7 feet thereon.

BEING the same property conveyed to DOUGLAS CARL SARMENTO and wife, HARRIETTE JO SARMENTO by deed from SADIE LANIER STUBBS, as of record in Book 4380, Page 577, Register's Office for Davidson County, Tennessee.

SEP 14 70	CONV	23,383.47	A*	60.84	
SEP 14 70	S'TAX		A*	.50	
SEP 14 70	PR'FEE		A*	3.00	* 64.34
SEP 14 70	W'DEED				

This is (unimproved ( ) / improved (X)) property, known as 322 Alta Loma Road, Goodlettsville, Tennessee
(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 JAMES D. BALSER and wife, MARY S. BALSER their heirs and assigns, forever.

And We do covenant with the said JAMES D. BALSER and wife, MARY S. BALSER 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. except as herein stated above and 1970 taxes a lein but not yet due and payable.

And DOUGLAS CARL SARMENTO and wife, HARRIETTE JO SARMENTO do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said JAMES D. BALSER and wife, MARY S. BALSER, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 12th day of September, 1970

Douglas Carl Sarmento

Harriette Jo Sarmento

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, FRANCES WILLIAMS, a Notary Public in and for said County and State, the within named DOUGLAS CARL SARMENTO and wife, HARRIETTE JO SARMENTO

the bargainors, 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, Davidson County Tennessee, this 12th day of September, 1970

Frances Williams, Notary Public.

NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

Commission expires 2-2-71.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Witness my hand and seal, at office in _____, this _____ day of _____, 19____.

_____, Notary Public.

Commission expires _____.