BOOK 4446 PAGE 969

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO. G-217550-TTC

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Edna A. Mooneyham	Guaranty Mortgage Company	5D-~~[illegible]~~ 14221
(NAME:) 305 Josam Drive	(NAME:) 316 Union Street	Map 148-2
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) Nashville, Tennessee 37219	Par 19
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in consideration of the sum of TEN ($10.00)---------- DOLLARS and other valuable considerations, the receipt of which is hereby acknowledged, and the assumption by the grantee of the unpaid balance of a note secured by a first mortgage Deed of Trust of record in the Register's Office for Davidson County, Tennessee,

WE, MARION W. MELLEN AND WIFE, ELIZABETH H. MELLEN,

_____ have bargained and sold, and by these presents do transfer and convey unto the said EDNA A. MOONEYHAM

Her 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. 47 on the Plan of Luna Heights, Section III, as of record in Book 2900, page 138, Register's Office for said County. SAID Lot No. 47 fronts 151 feet on the southerly side of Josam Drive and extends back 300.0 feet on the westerly line and 312.8 feet on the easterly line, which is a broken line to a dead line in the rear on which it measures 93 feet.
BEING the same property conveyed to Marion W. Mellon and wife, Elizabeth H. Mellon by deed from Vernon E. Blanton and wife, Helen C. Blanton, of record in Book 4193, page 335, Register's Office for Davidson County, Tennessee

This conveyance is made subject to all restrictions, easements and setback lines which are applicable to the above described property.

It is expressly agreed and understood that all right, title and interest in and to the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to said grantee.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $15,950.00

Edna A Mooneyham
Affiant

Subscribed and sworn to before me, this the 18th day of Sept., 1970

Ira N. Kent
Notary Public

My commission expires My Commission Expires Oct. 31, 1971

NOTARY PUBLIC DAVIDSON CO. TENN.

This is unimproved ( ) improved (X) property, known as 305 Josam Drive, Nashville, 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 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 our hand s this 18th day of September, 19 70

Marion W Mellen
MARION W. MELLEN

Elizabeth H. Mellen
ELIZABETH H. MELLEN

STATE OF TENNESSEE
Davidson County

BOOK 4446 PAGE 970

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named MARION W. MELLEN AND WIFE, ELIZABETH H. MELLEN

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 18th day of September 19 70

Commission expires My Commission Expires Sept. 6, 1971

Ina M. Kent
Notary Public

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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

This instrument prepared by: Nixon-Kent Co., 2535 Franklin Road, Nashville, Tenn. 37204

WARRANTY DEED

FROM
Marion W. Mellen et ux

Elizabeth H. Mellen

TO
Edna A. Mooneyham

A 90675

IDENTIF. REFERENCE

SEP 22 8 26 AM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

Please mail to Nixon-Kent Company, 2535 Franklin Road, Nashville, Tennessee 37204

SEP 22 70	CONV	15,950.00				
SEP 22 70	S'TAX		A*	41.34		
SEP 22 70	PR'FEE		A*	.50		
SEP 22 70	W'DEED		A*	3.00	*	44.84