COBB & MERRITT REALTY CO. BOOK 4447 PAGE 198 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 13,300.32

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF September, 19 70

Harold L. Cobb
Notary Public

MY COMMISSION EXPIRES My Commission Expires April 26, 1971
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Percy Wilkins, Jr., Attorney, 633 Stahlman Building, Nashville, Tenn.
NAME ADDRESS
from information furnished by the parties

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Michael Ray Tarr (NAME) | Guaranty Mortgage Company (NAME) | 4D-71768 |
| 8317 Luree Lane (STREET ADDRESS OR ROUTE NUMBER) | 311 - 7th Avenue, North (STREET ADDRESS) | Map 75-10 |
| Hermitage, Tennessee (CITY) (STATE) (P. O. ZIP) | Nashville, Tennessee 37219 (CITY) (STATE) (ZIP) | Par. 10 |

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, CHARLES L. BRASWELL AND WIFE, ELIZABETH O. BRASWELL

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MICHAEL RAY TARR AND WIFE, LINDA D. TARR

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. 25 on the Plan of Hermitage Estates, of record in Book 3300, page 71, Register's Office for said County.

SAID Lot No. 25 fronts 80 feet on the northwesterly side of Luree Lane and extends back between parallel lines 150 feet to a dead line.

BEING the same property conveyed to Charles L. Braswell and wife, Elizabeth O. Braswell by deed from M. T. Melvin and wife, Mary T. Melvin of record in Book 3766, page 44, Register's Office for Davidson County, Tennessee.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to Guaranty Mortgage Company of record in the Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to said Grantees.

This is improved (XX) unimproved ( ) property, known as 8317 Luree Lane, Hermitage, Tennessee
(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 our hand S this 21 ST day of September, 19 70

Charles L. Braswell — Elizabeth O. Braswell

CHARLES L. BRASWELL ELIZABETH O. BRASWELL

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 CHARLES L. BRASWELL AND WIFE, ELIZABETH O. BRASWELL

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 21ST day of September 19 70

Commission expires My Commission Expires April 26, 1971 Harold L. Cobb
Notary Public

NOTARY PUBLIC DAVIDSON COUNTY

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

COBB & MERRITT REALTY CO.

WARRANTY DEED

FROM CHARLES L. BRASWELL ET UX

TO MICHAEL RAY TARR ET UX

A 90775

IDENTIF. REFERENCE

SEP 22 2 18 PM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

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|---|---|---|---|---|---|
| SEP 22 70 | CONV | 18,308.32 | | | |
| SEP 22 70 | S'TAX | | A* | 47.58 | |
| SEP 22 70 | PR'FEE | | A* | .50 | |
| SEP 22 70 | W'DEED | | A* | 3.00 | * 51.08 |