TENNESSEE TITLE COMPANY

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS: |
|---|---|---|
| Mr. and Mrs. Ruben Morales | Guaranty Mortgage Company | 6D-73028 |
| (NAME) 721 Huntington Parkway | (NAME) 311 Seventh Avenue North | |
| (STREET ADDRESS OR ROUTE NUMBER) Nashville, Tenn. | (STREET ADDRESS) Nashville, Tenn. | BOOK 4467 PAGE 527 |

This instrument prepared by (CITY) Theodore H. Pailet, (P. O. ZONE) 1906 South St, (CITY) Nashville, (STATE) Tenn.

For and in consideration of the sum of Ten and No/100 ---------- ($10.00) ---------- DOLLARS

cash in hand paid by Ruben Morales and wife, Maria E. Morales

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, Atlas Construction Company, a Tennessee Corporation with its principal office and place of business in Nashville, Tennessee,

hereinafter referred to as the GRANTOR has bargained and sold, and by these presents does transfer and convey unto the said 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. 20 on the Plan of Huntington Park, Section One, as of record in Book 4175, page 10, Register's Office for said County.

Said Lot No. 20 fronts 75.0 feet on the southerly or southwesterly side of Huntington Parkway and runs back between lines 160.05 feet on its westerly or northwesterly line and 160.02 feet on its easterly or southeasterly line to a line in the rear, on which it measures 75.0 feet.

Being part of the same property conveyed to Atlas Construction Company, by deed from Andrew Ewing, Trustee, of record in Book 4366, page 373, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictive covenants, easements and set back lines that are applicable to the above described property.

This is improved (X) unimproved ( ) property, known as 721 Huntington Parkway, 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 it does covenant with the said GRANTEES that it is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. And it does further covenant and bind itself, its successors 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. 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 caused this instrument to be executed by its duly authorized officers on this the 16th day of December, 19 70.

ATLAS CONSTRUCTION COMPANY

Attest: _____ By: Theodore H. Pailet
Theodore H. Pailet, President

STATE OF TENNESSEE
DAVIDSON COUNTY

Before me, A. M. Tenison, a Notary Public within and for the State and County aforesaid, personally appeared Theodore H. Pailet with whom I am personally acquainted and who upon (his oath) acknowledged (himself) to be the President of the Atlas Construction Company the within-named bargainor, a corporation, and that (he) as such President, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Theodore H. Pailet as such President and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Nashville, Tennessee on this the 16th day of December, 19 70.

My commission expires February 14, 1973

A. M. Tenison
Notary Public.

TENNESSEE TITLE COMPANY

Corporate Warranty Deed

FROM
ATLAS CONSTRUCTION COMPANY

To
RUBEN MORALES ET UX

REGISTER STAMP BELOW

PUT COUNTY COURT CLERK'S STAMP HERE:

4-21-70 C - 6018

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Zone Office
LAWYERS TITLE INSURANCE CORPORATION

FORM NO. 1003 - REVISED

The actual consideration for this transfer or value of property (amount which property would bring at forced sale) is $ 21,850.00.

Sworn to and subscribed before me this 16th day of December, 1970.

A. M. Tenison, Notary Public
My Commission Expires: Feb. 14, 1973.

PUT REVENUE STAMPS HERE:

MORTGAGE CO. OF NASHVILLE

A 99641

IDENTIF. REFERENCE

DEC 18 10 13 AM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

| | | | | | | |
|---|---|---|---|---|---|---|
| DEC 18 70 | CONV | 21,850.00 | | | | |
| DEC 18 70 | S'TAX | | A* | 56.68 | | |
| DEC 18 70 | PR'FEE | | A* | .50 | | |
| DEC 18 70 | W'DEED | | A* | 3.00 | * | 60.18 |