Form No. WD-1

BOOK 1477 PAGE 871

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$9,050.00

John E. Clark Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd. DAY OF February, 1971

Notary Public Edward Seddon

MY COMMISSION EXPIRES: 11/26/73

(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
John E. Clark Jr./et ux (NAME)	Mortgage Associates, Inc. (NAME)	8DA 44870
215 Orlando Avenue (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 28146 (STREET ADDRESS)	Map 103-2
Nashville, Tenn. 37209 (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia 30328 (CITY) (STATE) (ZIP)	Par. 51

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, George V. DeMoss et ux Amelia N. DeMoss

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John E. Clark Jr./et ux Lelar M. Clark

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 part of Lot No. 20 on the Map of the C. C. Vernon Farm, of record in Book 161, page 164, Register's Office for said County, described as follows:

BEGINNING on the westerly margin of Orlando Avenue at a point 464 feet north of the northerly margin of Burgie Street; thence with said Avenue, northwardly 60 feet to the southeast corner of the property conveyed to Elizabeth G. Roy by deed from E. M. Dotson, etal, of record in Book 1286, page 555, Said Register's Office; thence with her southerly line, westwardly 150 feet; thence southwardly and parallel with the westerly margin of Orlando Avenue 60 feet; thence eastwardly 150 feet to the beginning.

BEING the same property conveyed to George V. DeMoss et ux Amelia N. DeMoss, by deed from Lillian Cawthon, of record in Book 4449, page 535, Register's Office Davidson County, Tennessee.

This is ~~unimproved~~ improved property, known as 215 Orlando Avenue, Nashville, 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 3rd. day of February, 1971

George V. DeMoss

Amelia N. DeMoss

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Edward Seddon, a Notary Public in and for said County and State, the within named George V. DeMoss et ux Amelia N. DeMoss

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 3rd day of February, 1971.

Commission expires 11/26/73

Notary Public
Edward Seddon

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 (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) 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

WARRANTY DEED

FROM
GEORGE V. DEMOSS ET UX

AMELIA N. DEMOSS
TO
JOHN E. CLARK, JR. ET UX

LEARM. CLARK

B 0 3 9 0 7

IDENTIF. REFERENCE

Feb 4 1 40 PM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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

FEB-4-71	CONV	*9,050.00				
FEB-4-71	STAX		A*	23.40		
FEB-4-71	RFEE		A*	.50		
FEB-4-71	WDEED		A*	3.00	*	26.90