TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Mr. & Mrs. Oliver Woodson (NAME)	Guaranty Mortgage Company (NAME)	59-5-43
4113 Boyd Drive (STREET ADDRESS OR ROUTE NUMBER)	311 Seventh Avenue North (STREET ADDRESS)	BOOK 4478 PAGE 127
Nashville, Tennessee	Nashville, Tennessee	

This instrument prepared by H. Lynn Greer, Jr., Trustee, 311 Seventh Avenue North, Nashville, Tenn.

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

cash in hand paid by Oliver Woodson and wife, Carolyn S. Woodson

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, I ~~we~~ H. Lynn Greer, Jr., Trustee, with full power

hereinafter referred to as the GRANTORS have bargained and sold, and by these presents do 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. 86 on the Plan of Buena Vista Estates, Sec.3, as of record in Book 4175, page 139, Register's Office for said County.

BEGINNING at a monument in the southerly margin of Farmview Drive; the northwest corner of the subject lot; thence with said Drive, eastwardly 87.16 feet to a monument at the beginning of a curve to the right having a radius of 25 feet; thence around said curve southeastwardly 39.27 feet to a monument in the westerly margin of Boyd Drive; thence with the margin of same, southwardly 89.5 feet to a monument; thence westwardly 120.0 feet to a monument, the southwest corner of the subject lot; thence northwardly 115.49 feet to the point of beginning.

BEING part of the same property conveyed to H. Lynn Greer, Jr., Trustee, with full power to sell, mortgage, transfer, encumber, or otherwise convey without the joinder of any beneficiary, by deed from Mary Brainard Boyd, of record in Book 4168, page 101, 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 ( ) unimproved (X) improved property, known as 4113 Boyd 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.

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.

Witness our hands this 2nd day of February, 19 71

H. Lynn Greer, Jr., Trustee

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, A. M. Tenison, a Notary Public in and for said County and State, the within named H. Lynn Greer, Jr., Trustee, the bargainors, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 2nd day of February, 19 71

Commission expires February 14, 1973 Notary Public A. M. Tenison

TENNESSEE TITLE COMPANY

GUARANTY MORTGAGE CO. OF

Warranty Deed

FROM

H. LYNN GREER, JR., TRUSTEE

To

OLIVER WOODSON ET UX

REGISTER STAMP BELOW

The actual consideration for this transfer or value of property (whichever is greater) is $16,950.00

This is entered to or granted upon the property would bring at a fair and voluntary sale.

Sworn to and subscribed before me this 2nd day of February, 19 71

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

PUT REVENUE STAMPS HERE:

PUT COUNTY COURT CLERK'S STAMP HERE:

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Zone Office
LAWYERS TITLE INSURANCE CORPORATION
1004

BOOK 4478 PAGE 128

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IDENTIF. REFERENCE

FEB 5 1 29 PM '71

FELIX A. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

FEB-5F	CONV	16,950.00				
FEB-5F	S'TAX		A*	43.94		
FEB-5F	PR'FEE		A*	.50		
FEB-5F	W'DEED		A*	3.00	*	47.44