TENNESSEE TITLE COMPANY

BOOK 4479 PAGE 117

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Lawrence M. Beggin, ET UX (NAME)	Noel-Palmer Mortgage Company, Inc. (NAME)	Map 162-2
202 Tusculum Road (STREET ADDRESS OR ROUTE NUMBER)	Stahlman Building (STREET ADDRESS)	Par 4
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	PW

For and in consideration of the sum of $10.00

TEN and no/100 DOLLARS

cash in hand paid by LAWRENCE M. BEGGIN AND WIFE, CAROL S. BEGGIN

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we, JAMES M. LAWRENCE AND WIFE, BETTY H. LAWRENCE

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:

Being Lot No. 4 on the Plan of Colemont Heights, Section I, as of record in Book 4300, page 63, Register's Office for said County.
Said lot fronts 80 feet on the northerly side of Tusculum Road and extends back 153.20 feet on the easterly line and 152.40 feet on the westerly line to a dead line and measures 80 feet thereon.
Being property conveyed to James M. Lawrence, by deed from Frank M. Cathey, and wife as of record in Book 4439, page 965, said Register's Office

PREPARED BY
C. H. RILEY, JR., ATTORNEY
310 UNION STREET
NASHVILLE, TENNESSEE 37219

This is unimproved ( ) improved ( ) property, known as 202 (House Number) Tusculum Road (Street), Nashville (P. O. Address:) Tennessee (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 seised 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 14th day of January, 19 71.

Betty H. Lawrence

James M. Lawrence

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, L. D. Richards, a Notary Public in and for said County and State, the within named JAMES M. LAWRENCE AND WIFE, BETTY H. LAWRENCE the bargainors, 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 14th day of January, 19 71

Commission expires April 24, 1974 Notary Public L. D. Richards

TENNESSEE TITLE COMPANY

Warranty Deed
G-21827
FROM
James M. Lawrence, ET UX
TO
Lawrence M. Beggin, ET UX

REGISTER STAMP BELOW

PUT COUNTY COURT CLERK'S STAMP HERE:

PLEASE PUT IN TENN. TITLE CO. BOX

PUT REVENUE STAMPS HERE:

The actual consideration or value of property (whichever is greater) is $20,000.00 which is equal to or greater than amount which the property would sell for at a fair voluntary sale.

Sworn to before me this 14th day of January, 19 71

My commission expires April 24, 1974.

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

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B 0 4 4 8 5

IDENTIF. REFERENCE

FEB 11 1 03 PM '71

FELIX Z. NELSON II REGISTER
DAVIDSON COUNTY, TENN.

FEB 11	CONV	20,000.00			
FEB 11	S'TAX		A*	52.00	
FEB 11	PR'FEE		A*	.50	
FEB 11	W'DEED		A*	3.00	* 55.50