WARRANTY DEED

BOOK 4480 PAGE 158

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Laura P. Stewart (NAME)	Guaranty Mortgage Company (NAME)	
334 Wauford Drive (STREET ADDRESS OR ROUTE NUMBER)	311 - 7th Avenue, North (STREET ADDRESS)	Map 147-5
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	Par. 45

This instrument was prepared by: David Rutherford, Attorney, Nashville, Tennessee.

FOR AND IN CONSIDERATION of the sum of ($10.00)

TEN AND NO/100 *Dollars,*

cash in hand paid and other good and valuable considerations, paid by the grantee the receipt of which is hereby acknowledged, and the assumption by the grantee herein, of an unpaid principal balance of $13,972.80 of an original note dated March 6, 1963, in the amount of $16,150.00, which note is secured by a Deed of Trust executed by Charles Edwa rd Carothers, to Herschel Greer, Trustee, of record in Book 3546, page 387, Register's Office for Davidson County, Tennessee.

I, Carolyn Newsom Carothers Keith,

have this day bargained and sold, and do hereby transfer and convey unto the said

Laura P. Stewart, her

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 543 on the Plan of Caldwell Hall, Section VIII, as of record in Book 3106, page 39, Register's Office for said County.

Said Lot No. 543 fronts 80.3 feet on the north side of Wauford Drive, and extends back 152.1 feet on the west line and 151.8 feet on the east line, to a dead line in the rear on which it measures 87 feet.

Being the same property conveyed to Carolyn Newsom Carothers, by deed from James C. Summers, Trustee, of record in book 3998, page 839, Register's Office for Davidson County, Tennessee, the said Carolyn Newsom Carothers now being Carolyn Newsom Carothers Keith.

This conveyance is made subject to restrictions of record in book 3254, page 88, Register's Office for Davidson County, Tennessee, and the Plan of record in Book 3106, page 39, said Register's Office, shows an owner's certificate, certain minimum building setback lines and certain easements.

State of Tennessee
County of Davidson

The actual consideration or value whichever is greater, for this transfer is $24,000.00. Subscribed and sworn to before me, this 10th day of February, 1971.

My Commission expires: [illegible]

Affiant

Notary Public

unimproved ( )
This is improved ( ) property, known as (House Number) (Street) P. O. Address: (City or Town

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

Laura P. Stewart, her

(successors), heirs and assigns forever. I *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered,* except as above set out and for the 1971 taxes, which have been pro-rated and assumed by the grantee.

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said*

Laura P. Stewart, her

(successors), heirs and assigns, against the lawful claims of all persons.

Witness my *hand* S *this* 10th *day of* February, 19 71,

Carolyn Newsom Keith

Carolyn Newsom Carothers Keith

STATE OF TENNESSEE }
COUNTY OF ~~DAVIDSON~~ WILLIAMSON }

Personally appeared before me, Calvin L. Lehew, *a Notary Public in and for said County and State,* Carolyn Newsom Carothers Keith *the within named bargainor, with whom I am personally acquainted, and who acknowledged that* I *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at ~~Nashville~~ Franklin, *Tennessee, this* 10th *day of* February, *19*71.

Commission expires October 18, 1971.

Notary Public

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ..... *of the* ....., *the within named bargainor, a corporation, and that* .....*he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in ....., *this* .....*day of* ....., *19*.....

.....*Notary Public*

Commission expires .....

FEB 16 71	CONV	24,000.00				
FEB 16 71	S'TAX		A*	62.40		
FEB 16 71	PR'FEE		A*	.50		
FEB 16 71	W'DEED		A*	3.00	*	65.90

WARRANTY DEED

FROM

Carolyn Newsom Carothers Keith

TO

~~Laura P. Stewart~~

File: Union Trust Co. box

B 0 4 9 2 6

IDENTIF. REFERENCE

FEB 16 3 53 PM '71

FELIX L. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title

Office of

Chicago Title Insurance Company

American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE