This Instrument Was Prepared By
REAU E. FOLK, JR., Attorney
4529 Clerthorn Ave., Nashville, Tenn.

WARRANTY DEED
GTC-209908

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
92-13-291	Mr/Mrs Charles L. Burnette same as below	Guaranty Mortgage Company 311 7th Avenue North Nashville, Tennessee 37219
FIELD BOOK NUMBER(S) 11W-81070	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) 326 Chamberlain Street	LOAN OR ACCOUNT NO. 20113 PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and in further consideration of the assumption of, and agreement by the grantees herein to pay, the principal balance now due, plus future interest, on a certain note, dated June 24, 1958, in the original principal sum of $8,100.00, payable to Guaranty Mortgage Company in monthly installments of $40.42, including interest at 5¼% per annum, said note being secured by a deed of trust executed by David L. Gillem and wife, Betty Burgess Gillem, to Herschel Greer, Trustee, as of record in Book 2814, page 53, said debt being assigned to Federal National Mortgage Association by instrument of record in Book 2814, page 272,

WILLIAM PEDIGO and wife, SARAH V. PEDIGO,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto CHARLES L. BURNETTE and wife, NANCY M. BURNETTE,

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 13, Block 26 on the Map of The Subdivision of the Plummer Place, as of record in Book 161, page 39.

Said Lot No. 13 ftonts 50 feet on the east side of Chamberlain Street, formerly 38th Avenue, North, and runs back between parallel lines 151½ feet, more or less, to a dead line.

Being the same property conveyed to William Pedigo and wife, Sarah V. Pedigo, by deed from David L. Gillem and wife, Betty Burgess Gillem, as of record in Book 3345, page 599.

MAR-95	CONV	*9,025.91			
MAR-95	S'TAX		A*	23.40	
MAR-95	PR'FEE		A*	.50	
MAR-95	M'DEED		A*	3.00	* 26.90

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except as shown above, and for 1971 Metro Taxes, which have been prorated and assumed by the Buyers.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

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 hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 8th day of March, 1971.

Sarah V. Pedigo
Sarah V. Pedigo

William Pedigo
William Pedigo

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 4484 PAGE 838

Before me, Reau E. Folk, Jr., a Notary Public in and for the State and County aforesaid, personally appeared the within named

William Pedigo and wife, Sarah V. Pedigo,

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, the 8th day of March, 19 71.

Reau E. Folk Jr.
Notary Public

My commission expires: July 23, 1974

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this, the _____ day of _____, 19____.

My commission expires:

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$ 9,025.91

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF March 1971

MY COMMISSION EXPIRES July 23, 1974 (AFFIX SEAL) Notary Public

WARRANTY DEED
REF: hs

FROM
WILLIAM PEDIGO and wife

TO
CHARLES L. BURNETTE and wife

B 07061

IDENTIF. REFERENCE

MAR 9 1 30 PM '71

REGISTER
DAVIDSON COUNTY, TENN.

REAU E. FOLK, JR., ATTY.
Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires:

_____
Notary Public