WARRANTY DEED

BOOK 4487 PAGE 644

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Ed Fisher et ux. (NAME)	Murphree Mortgage Company (NAME)	Map 72-10
1708 Northview Avenue (STREET ADDRESS OR ROUTE NUMBER)	226 Third Avenue North (STREET ADDRESS)	Par. 219
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Seven Thousand and no/100 ---------- ($7,000.00) ---------- Dollars, of which $1,200.00 has been paid in cash by Ed Fisher and wife, Maggie Fisher, the receipt of which is hereby acknowledged, and for the remainder the said Ed Fisher and wife have assumed and agree to pay the unpaid balance of $5,800.00 of an original indebtedness secured by deed of trust of record in book 3447, page 71, Register's Office for Davidson County, Tennessee,

We, Edward H. Mercer and wife, Maxine K. Mercer,

have this day bargained and sold, and do hereby transfer and convey unto the said Ed Fisher and wife, Maggie Fisher, their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being Lot No. 2 on the unregistered copy of a survey for M. N. Young in the 11th Civil District of said County, described as follows:
Beginning at a point in the center of Northview Avenue, 189 feet south of the center line of Moneta Avenue, being the common corner of Lots Nos. 1 and 2; thence with the line between said two lots, westerly 141 feet to the easterly margin of the right of way of the L. & N. Railroad; thence with the margin of the same, southerly 60 feet to the corner of Lots Nos. 2 and 3; thence with the line between said two lots, easterly 147.5 feet to the center of Northview Avenue; thence with the center line of the same, north 1° 15' east 60 feet to the point of beginning.
Being the same property conveyed to Edward H. Mercer and wife, Maxine K. Mercer, by deed from Robert Hasting and wife, of record in book 3996, page 763, Register's Office for said County.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 7,000.00

Subscribed and sworn to before me, this the 22nd day of March 19 71

Affiant Edward H. Mercer

My commission expires: June 6, 1972 (Affix Seal)

Notary Public Mary E. Nicely

This is { unimproved ( ) improved (X) } property, known as 1708 Northview Avenue, Nashville, Tennessee (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 Ed Fisher and wife, Maggie Fisher, their *(successors), heirs and assigns forever.* We *covenant that* we are *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 by deed of trust as above set out.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Ed Fisher and wife, Maggie Fisher, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our hand s this 22nd day of March, 19 71, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

THIS INSTRUMENT WAS PREPARED BY:
Raymond H. Darrow, Attorney
American Trust Building
Nashville, Tennessee

x Edward H. Mercer
x Maxine K. Mercer

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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Personally appeared before me, Mary E. Neary, *a Notary Public in and for said County and State,* Edward H. Mercer and wife, Maxine K. Mercer,

*the within named 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 22nd *day of* March, *19*71

Mary E. Neary
Notary Public

Commission expires June 6, 1972

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.....

MAR 22 CONV *7,000.00
MAR 22 S'TAX A* 18.20
MAR 22 PR'FEE A* .50
MAR 22 W'DEED A* 3.00 * 21.70

WARRANTY DEED

FROM

Edward H. Mercer et ux.

TO

Ed Fisher et ux.

B 0 8 3 2 6

IDENTIF. REFERENCE

MAR 22 10 36 AM '71

FELIX ... 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