TENNESSEE TITLE COMPANY

BOOK 4493 PAGE 717

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Mr. and Mrs J. V. Glenn Miller, (NAME)	Guaranty Mortgage Company, (NAME)	6DA 15407
116 Valeria St., (STREET ADDRESS OR ROUTE NUMBER)	311 Seventh Avenue, North, (STREET ADDRESS)	
Nashville, Tenn. (CITY) (P. O. ZONE) (STATE)	Nashville, Tenn. (CITY) (ZONE) (STATE)	

This instrument prepared by Joe V. Dobbs, 5008 Madeline Drive, Nashville, Tenn.

For and in consideration of the sum of Ten and No/100 - - - - - - - - - - - - - - - - ($10.00) - - - - - - - - - - - - - - - - DOLLARS cash in hand paid by J. V. Glenn Miller and wife, Nellie Virginia Miller

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we, Joe V. Dobbs and wife, Buena M. Dobbs

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. 1 on the Plan of Barbara Heights, Section I as of record in Book 3842, page 258, Register's Office for said County.
Said Lot No. 1 is described as follows: BEGINNING AT A POINT in the northerly margin of Valeria Street, said point being the common front corner of Lot Nos. 1 and 2; thence with the line between said lots, northwardly 155.99 feet to a point; thence in a westerly direction a distance of 59.0 feet to a concrete monument in the easterly margin of a 12 foot alley; thence in a southerly direction South 0 deg. 15' east along the said easterly margin of said 12 foot alley a distance of 136.26 feet to a concrete monument, which is the beginning of a curve; thence in a southeasterly direction around said curve a distance of 31.57 feet to a concrete monument in the northerly margin of Valeria Street; thence in an easterly direction 37.22 feet along said easterly margin of Valeria Street to the point of beginning.
Being part of the same property conveyed to Joe V. Dobbs and wife, Buena M. Dobbs, by deed from James Belford Johnson and wife Barbara Hauff Johnson, of record in Book 4454, page 780, 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.

The 1971 taxes have been prorated and are hereby assumed by the purchasers.

This is unimproved ( ) / improved (X) property, known as 116 Valeria St., Nashville, Tenn. (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 7th day of April 19 71.

Joe V. Dobbs
Buena M. Dobbs

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 Joe V. Dobbs and wife, Buena M. Dobbs 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 7th day of April, 19 71.

Commission expires February 14, 1973 Notary Public A M Tenison

TENNESSEE TITLE COMPANY

GUARANTY MORTGAGE CO. OF NASHVILLE

Warranty Deed

FROM

JOE V. DOBBS ET UX

To

J. V. GLENN MILLER ET UX

REGISTER STAMP BELOW

The actual consideration for this transfer or value of property transferred, whichever is greater, is 16,650.00 which is equal to or greater than the property would bring at a fair and voluntary sale.

J V Glenn Miller

Sworn to and subscribed before me this 7th day of April, 19 71.

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

PUT REVENUE STAMPS HERE:

PUT COUNTY COURT CLERK'S STAMP HERE:

$16,650.00 – 46.66

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

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IDENTIF. REFERENCE

APR 15 1 37 PM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

APR 15	CONV	16,650.00				
APR 15	S'TAX		A*	43.16		
APR 15	PR'FEE		A*	.50		
APR 15	W'DEED		A*	3.00	*	46.66