BOOK 4497 PAGE 902

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 15,100.00

[signature]
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF April 19 71

[signature]
Notary Public

MY COMMISSION EXPIRES: My Commission Expires Feb. 12, 1975

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

J. J. Foley, Jr., Attorney, 105 Stahlman Building, Nashville, Tennessee 37201
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| John Thomas Gross (NAME) | NATIONAL MORTGAGE COMPANY (NAME) | 70803 |
| 3424 Cocoa Drive (STREET ADDRESS OR ROUTE NUMBER) | 4041 Knight Arnold Road (STREET ADDRESS) | Pc. 17 |
| Nashville, Tennessee (CITY) (STATE) (P. O. ZIP) | Memphis, Tennessee 38118 (CITY) (STATE) (ZIP) | [initials] |

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Coleman REalty Company

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John Thomas Gross and wife, Yvonne Gross

HEREINAFTER CALLED THE 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. 540 on the Plan of Bordeaux Hills, Section 8, as of record in Book 4175 page 113 Register's Office for said County.

BEGINNING at a point in the southerly margin of Olsen Lane at the corner of Lots Nos. 539 and 540; thence with the margin of said Lane eastwardly 75 feet to a monument at the beginning of a curve to the right having a radius of 25 feet; thence around said curve southeastwardly 39.27 feet to a monument in the westerly margin of Cocoa Drive; thence withthe margin of same southwardly 68.0 feet to a point at the common front corner of Lots Nos. 540 and 541; thence with the line between said lots westwardly 105.87 feet to a monument at the rear corner of Lots 539, 540, and 541; thence with the line betweenLots Nos. 539 and 540; northwardly 107.76 feet to the point of beginning.

BEING part of the same property conveyed to Coleman Realty Company, by deed from Andrew Ewing,Trustee, of record in Book 4410, page 895, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) / improved (XX) property, known as 3424 Cocoa Drive Nashville, Tennessee
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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. Wherever 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, COLEMAN REALTY COMPANY, has caused this instrument to be executed ~~Witness our hands this day of , 19~~ by its duly authorized officer, this the 13th day of April, 1971.

COLEMAN REALTY COMPANY
By: Robert T. Coleman Pres.

STATE OF TENNESSEE
Davidson County

BOOK 1497 PAGE 903

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor___, 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 _____, Tennessee, this _____ day of _____ 19___.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Robert J. Coleman and _____ with whom I am personally acquainted and who upon (his oath) acknowledged (himself) to be the President and _____ respectively of the Coleman Realty Company the within named bargainor, a corporation, and that (he) as such President and _____ (they), being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Robert J. Coleman as such President, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Nashville, Tennessee on this the 13th day of April, 19 71.

My Commission Expires FEB. 12, 1975

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM
Coleman Realty Company

TO
John Thomas Gross, et ux

B 13033

IDENTIF. REFERENCE

APR 30 11 06 AM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

| | | | | | |
|---|---|---|---|---|---|
| APR 30 71 | CONV | 15,100.00 | | | |
| APR 30 71 | S'TAX | | A* | 39.26 | |
| APR 30 71 | PR'FEE | | A* | .50 | |
| APR 30 71 | W'DEED | | A* | 3.00 | * 42.76 |