BOOK 4439 PAGE 506

This instrument Was Prepared By
REAU E. FOLK, JR., Attorney
3829 Cleghorn Ave., Nashville, Tenn.

WARRANTY DEED

GTC-210935

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
130-3-104	Miss Betty Williams same as below	Dobson & Johnson, Inc. J. C. Bradford Building Nashville, Tennessee
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO.
7DA-33872	4017 Sunnybrook Drive	12440
		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 August 30, 1967, in the original principal sum of $28,000.00, payable to Dobson & Johnson, Inc., in monthly installments of $168.00, including interest at 6% per annum, and being secured by a deed of trust executed by Gary Alvin York and wife, to Albert Wm. Johnson, Trustee, as of record in Book 4167, page 98, said debt having since been assigned to The Lincoln Savings Bank, by instrument of record in Book 4170, page 753,

GARY ALVIN YORK and wife, JEFFANIE P. YORK hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto BETTY WILLIAMS

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 the easterly portion of Lot No. 8 on the Plan of Royal Oaks-Veevers' Addition, as of record in Book 2083, page 13.

Said portion of Lot No. 8 fronts 156 feet on the westerly margin of Sunnybrook Drive and extends back 424 feet on the northerly line and 426.15 feet on the southerly line, to a dead line in the rear, measuring 181 feet thereon.

Being the same property conveyed to Gary Alvin York and wife, Jeffanie P. York, by deed from Charles A. Sanford and wife, Elizabeth F. Sanford, as of record in Book 4167, page 96.

This conveyance is made subject to restrictions of record in Book 2085, page 433; Book 2086, page 1; and Book 2590, page 153. Also, an easement for sanitary sewers and/or drainage extending across the rear portion of said property, as conveyed to Metropolitan Government, by instrument of record in Book 4145, page 439.

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.

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 30th day of April, 1971.

Jeffanie P. York

Gary Alvin York

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Before me, Reau E. Folk, Jr., a Notary Public in and for the State and County aforesaid, personally appeared the within named Gary Alvin York and wife, Jeffanie P. York 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 30th day of April, 1971.

My commission expires: July 23, 1974.

Reau E. Folk Jr
Notary Public

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 $ 33,900.00

Betty Williams
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF April 19 71

MY COMMISSION EXPIRES July 23, 1974. (AFFIX SEAL)

Reau E. Folk Jr
Notary Public

WARRANTY DEED
REF:mas

FROM
GARY ALVIN YORK AND WIFE

TO
BETTY WILLIAMS

B 13728

IDENTIF. REFERENCE

MAY 6 11 04 AM '71

FELIX A. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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

File: Reau Folk

STATE OF TENNESSEE
COUNTY OF DAVIDSON

MAY-6 CONV 33,900.00
MAY-6 STAX A* 88.14
MAY-6 PRFEE 50
MAY-6 WDEED and A* 3.00 * 91.64

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