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

WARRANTY DEED

BOOK 4501 PAGE 929

TTC-220008

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
144-7-9	Mr/Mrs Paul F. Bell same as below	new owners
FIELD BOOK NUMBER(S) FH-8215	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) 1139 Balbade Drive	LOAN OR ACCOUNT NO. 606472 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 May 27, 1969, in the original principal sum of $60,000.00, payable to The Equitable Life Assurance Society of the United States, in monthly installments of $463.20, including interest at 8% per annum, and being secured by a deed of trust executed by Alfred Tate Rogers and wife to C. H. Briley, Jr., Trustee, as of record in Book 4337, page 464,

ALFRED TATE ROGERS and wife, MARTHA S. ROGERS hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto PAUL F. BELL and wife, OLIVIA J. BELL

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 LotNo. 12 on the Plan of Chickering Park, Section III, as of record in Book 2663, pages 90 and 91.

Said Lot No. 12 fronts 209.1 feet on the westerly side of Balbade Drive and extends back 489.4 feet on the northerly line and 521 feet on the southerly line, to a dead line in the rear on which it measures 145.3 feet.

Being the same property conveyed to Alfred Tate Rogers and wife, Martha S. Rogers, by deed from Rodgers Enterprises, Inc., as of record in Book 4337, page 462.

This conveyance is made subject to restrictions of record in Book 2811, page 88 and in Book 2751, page 576.

MAY 14 [illegible]	CONV	68,000.00			
MAY 14 [illegible]	S'TAX		A*	176.80	
MAY 14 [illegible]	PR'FEE		A*	.50	
MAY 1[illegible]	W'DEED		A*	3.00	* 180.30

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 1971 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 10th day of May, 1971.

Martha S. Rogers

Alfred Tate Rogers

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 4501 PAGE 930

Before me, Reau E. Folk, Jr., a Notary Public in and for the State and County aforesaid, personally appeared the within named Alfred Tate Rogers and wife, Martha S. Rogers 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 10th day of May, 19 71.

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 $ 68,000.00

Paul F. Bell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF May 1971

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

Reau E. Folk, Jr.
Notary Public

WARRANTY DEED
REF:mas

FROM

ALFRED TATE ROGERS AND WIFE

TO

PAUL F. BELL AND WIFE

B 14845

IDENTIF. REFERENCE

MAY 14 1 59 AM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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

File: Reau Folk

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