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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $13,200.00

William G. Craddock
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF May 1971

David L. Roper
Notary Public

MY COMMISSION EXPIRES: 2-12-75
(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
William G. Craddock (NAME)	NATIONAL MORTGAGE COMPANY (NAME)	Map 43-5
106 Garner Street (STREET ADDRESS OR ROUTE NUMBER)	4041 Knight Arnold Road (STREET ADDRESS)	Par. 174-
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Memphis, Tennessee 38118 (CITY) (STATE) (ZIP)	175

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, James Foster Montgomery and wife, Jeanette C. Montgomery

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William G. Craddock and wife, Janice D. Craddock

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 Lots Nos. 54 and 55, of Block B, on the Plan of Overlook Estates, as of record in Book 843, page 105, Register's Office for said County.

SAID Lots Nos. 54 and 55, adjoin and front together 114 feet on the southerly side of Garner Street, and extend back 139.3 feet on the westerly line of Lot No. 55, and 140.8 feet on the easterly line of Lot No. 54, to a dead line in the rear on which they measure 114feet.

BEING the same property conveyed to James Foster Montgomery and wife, Jeanette C. Montgomery, by deed from The Federal Housing Commissioner, of record in Book 3920, page 360, Register's Office for Davidson County, Tennessee.

Possession is to be given 30 days from date of this instrument.

This is unimproved ( ) improved (X) property, known as 106 Garner Street (House Number) (Street) Nashville, Tennessee (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.

Witness our hand s this 17th day of May, 1971

James Foster Montgomery

Jeanette C. Montgomery

Return to:
1020 Stahlman Bldg.
Nashville, Tennessee

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James Foster Montgomery and wife, Jeanette C. Montgomery

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 17th day of May 19 71.

Commission expires 2-12-75

Notary Public

STATE OF TENNESSEE
Davidson County

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

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

Notary Public

WARRANTY DEED

FROM

TO

B 17198

IDENTIF. REFERENCE

JUN 3 8 37 AM '71

FELIX Z. ... REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JUN-3	CONV	13,200.00			
JUN-3	S'TAX		A*	34.32	
JUN-3	PR'FEE		A*	.50	
JUN-3	W'DEED		A*	3.00	* 37.82

Rush up

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