WARRANTY DEED

F-474

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
102-4-147 PW	Doochin Construction Company	new owner
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) 821-16th Ave. N.	LOAN OR ACCOUNT NO.
		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,

This instrument was prepared by Reau E. Folk, Jr., Attorney, 3829 Cleghorn Ave., Nashville, Tennessee, upon information furnished by the Grantors herein.

JAMES E. WHITE and DAVID A. FLOYD, a partnership, d/b/a TOWN & COUNTRY HOMES, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Doochin Construction Company 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 Lot No. 824 on the Plan of Charlotte Park, Section 22, as of record in Book 3700, pages 67 and 68.

Said Lot No. 824 fronts 93.00 feet on the northerly side of Wilclay Drive and extends back 132.1 feet on the westerly line and 148.9 feet on the easterly line, to a line in the rear on which it measures 54.6 feet.

Being part of the property conveyed to JAMES E. WHITE and DAVID A. FLOYD, a partnership, d/b/a Town & Country Homes, by deed from Consolidated Developments, Inc., a Tennessee corporation, as of record in Book 4223, page 686.

This conveyance is made subject to restrictions of record in Book 4017, page 699.

This conveyance is also made subject to an agreement of record in Book 2593, page 566.

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 for 1971 Metro Taxes

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 21st day of April, 19 71.

David A. Floyd, partner

James E. White, partner

BOOK 4516 PAGE 117

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Wm. C. Caldwell, a Notary Public in and for the State and County aforesaid, personally appeared the within named David A. Floyd and James E. White, partners 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 21 day of April, 19 71.

My commission expires: 5/13/75

Wm. C. Caldwell
Notary Public

STATE OF _____ JUN30 CITY *3,500.00
COUNTY OF _____ JUN30 STATE A* 9.10
Before me, _____ JUN30 FEE A* .50, a Notary Public in and for the State and County
aforesaid, personally appeared the within named _____ JUN30 [illegible] A* 3.00 * 12.60
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
$ 3,500.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF April, 19 71

MY COMMISSION EXPIRES: 5-1-71 (AFFIX SEAL) Notary Public

NC-SP-1769

WARRANTY DEED
REF:hs

FROM
JAMES E. WHITE and DAVID A. FLOYD, a partnership, d/b/a Town & Country Homes

TO
~~XXXXXXXXXXXX~~ Doochin Construction Company

B 2 1 1 8 5

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

IDENTIF. REFERENCE

JUN 30 2 59 PM '71

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

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

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