WARRANTY DEED

BOOK 4521 PAGE 543

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Larry Crist et ux.	Murphree Mortgage Company	MAP 129-8
(NAME) 1026 Percy Warner Boulevard	(NAME) 226 Third Avenue North	PAR 60
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) Nashville, Tennessee	PW
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Twenty Seven Thousand Eight Hundred Forty and no/100 ----------($27,840.00)---------- *Dollars,* of which $11,593.97 has been paid in cash by Larry Crist and wife, Julie Crist, the receipt of which is hereby acknowledged, and for the remainder the said Larry Crist and wife, Julie Crist have assumed and agree to pay the unpaid balance of $16,246.03 of an original indebtedness of $17,500.00 secured by deed of trust of record in book 3903, page 227, Register's Office for Davidson County, Tennessee,

We, Dawson A. Neal and wife, Lillie Mai Neal,

have this day bargained and sold, and do hereby transfer and convey unto the said Larry Crist and wife, Julie Crist, their

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 63 on the Plan of Warner Park Valley, Section I, of record in book 3600, pages 12, 13 and 14, Register's Office for said County.
Said lot No. 63 fronts 100 feet on the southeasterly side of Percy Warner Boulevard and extends back between parallel lines 150 feet to a dead line.
Being the same property conveyed to Dawson A. Neal and wife, Lillie Mai Neal and Danny L. Neal, by deed from Bruce Batson and wife, of record in book 3903, page 226, said Register's Office, the said Danny L. Neal having since died.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 27,840.00

Subscribed and sworn to before me, this the 16th day of July 19 71

Affiant Larry Crist

My commission expires: June 6, 1972 (Affix Seal)

Notary Public Mary Ensley

This is unimproved ( ) improved (X) property, known as 1026 Percy Warner Boulevard, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Larry Crist and wife, Julie Crist, their *(successors), heirs and assigns forever.* We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*, except by deed of trust as above set out, and taxes for 1971 which are prorated and assumed by the grantees.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Larry Crist and wife, Julie Crist, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* S *this* 16th *day of* July, 19 71, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Dawson A. Neal

Lillie Mai Neal

This Instrument Was Prepared By

Of The Law Firm Pedigo & Saindon
Stahlman Building: Nashville, Tennessee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary Emery, *a Notary Public in and for said County and State,* Dawson A. Neal and wife Lillie Mai Neal,

*the within named 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* 16th *day of* July, *19*71

Mary Emery
Notary Public

Commission expires June 6, 1972

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ..... *of the* ....., *the within named bargainor, a corporation, and that* .....*he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in ....., *this* .....*day of* ....., *19*.....

.....*Notary Public*

Commission expires .....

JUL 20 71	CONV	27,840.00			
JUL 20 71	S'TAX		A*	72.28	
JUL 20 71	PR'FEE		A*	.50	
JUL 20 71	DEED		A*	4.00	* 76.78

WARRANTY DEED

FROM
Dawson A. Neal et ux.

TO
Larry Crist et ux.

B 23537

IDENTIF. REFERENCE

JUL 20 9 36 AM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Guaranty Title
Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

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