4527

TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO BOOK 4527 PAGE 204	MAP-PARCEL NUMBERS
John E. Elder, III, ET UX (NAME)	Guaranty Mortgage Company (NAME)	5D-50300
5035 Olivia Drive (STREET ADDRESS OR ROUTE NUMBER)	311 7th Avenue North (STREET ADDRESS)	Map 16 2 2
Antioch, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	Par. 42 Pct

For and in consideration of the sum of $10.00
TEN and no/100---------- DOLLARS

Cash in hand paid by the Grantees herein and other good and valuable considerations, the receipt of which is hereby acknowledged and for the further consideration that the grantees herein assume and agree to pay the remaining unpaid balance of a note dated Sept. 9, 1966, executed by Glenn J. Warnbold and wife, payable to Guaranty Mortgage Company, for the original sum of $18,100.00, with interest as set forth therein, both principal and interest payable $105.70 monthly, beginning Oct. 1, 1966, final Sept. 1, 1996, and secured by a Deed of Trust of record in Book 4055, page 989, Register's Office for Davidson County, Tennessee.

We, KENNETH W. COLQUETTE AND WIFE, MARY JO COLQUETTE
have bargained and sold, and by these presents do transfer and convey unto the said
JOHN E. ELDER, III AND WIFE, MARY K. ELDER

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot No. 60 on the Plan of Colewood Acres, Section I, as of record in Book 3700, page 59, Register's Office for said County.

Said lot fronts 115 feet on the west side of Olivia Drive, as measured around a curve and extends back 153.2 feet on the north line and 108.6 feet on the southerly line, to a dead line in the rear on which it measures 75.9 feet.

Being the same property conveyed to Kenneth W. Colquette and wife, Mary Jo Colquette, by deed from Howard W. Wakefield and wife, as of record in Book 4313, page 831, as re-recorded in Book 4315, page 779, said Register's Office.

PREPARED BY
C. H. BRILEY, JR., ATTORNEY
SUITE 2114, PARKWAY TOWERS
NASHVILLE, TENNESSEE 37219

unimproved ( )
This is improved (X) property, known as 5035 Olivia Drive, (House Number) (Street) Antioch, Tennessee P. O. Address: (City or Town) (Postal Zone)

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.

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.

Witness our hands this 6th day of August 1971

Kenneth W. Colquette
KENNETH W. COLQUETTE

Mary Jo Colquette
MARY JO COLQUETTE

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, L. D. Richards, a Notary Public in and for said County and State, the within named KENNETH W. COLQUETTE AND WIFE, MARY JO COLQUETTE the bargainors, 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 6th day of August, 1971

Commission expires April 25, 1974 Notary Public L. D. Richards

TENNESSEE TITLE COMPANY

Warranty Deed
G-221677

FROM
Kenneth W. Colquette, ET UX

To
John E. Elder, III, ET UX

The actual consideration for this transfer or value of property (whichever is greater) is $ 21,010.05
This is equal to or greater than the property would bring at a fair and voluntary sale.

Sworn to and subscribed before me this 6th day of August, 19 71
My commission expires April 25, 1974

REGISTER'S OFFICE
PLEASE PUT IN TENN. TITLE CO. BOX

Published by:
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Zone Office
LAWYERS TITLE INSURANCE CORPORATION

B 2 6 0 4 0

IDENTIF. REFERENCE

AUG 9 12 34 PM '71

FELIX [illegible] II REGISTER
DAVIDSON COUNTY, TENN.

AUG-9F	DCRV	21,010.00			
AUG-9F	STAX		A* 54.60		
AUG-9F	RFEE		A* .50		
AUG-9F	MTGEED		A* 4.00	*	59.10