KL 4541

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This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

Billie Jo Cooper

TO

Emmett E. Frost, et ux

mail to

For draftsman's use

THIS INSTRUMENT PREPARED BY
HOWELL AND FISHER, ATTORNEYS
401 COURT SQUARE BUILDING
NASHVILLE, TENNESSEE 37201

BY: _____ ATTORNEY

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Emmett E. Frost (NAME) | Guaranty Mortgage Co (NAME) | MAP 147-14 |
| 579 Brewer Drive (STREET ADDRESS OR ROUTE NUMBER) | 316 Union St (STREET ADDRESS) | Parcel 105 |
| Nashville Tenn (CITY) (STATE) (P. O. ZIP) | Nashville, Tenn (CITY) (STATE) (ZIP) | 6D-64980 |

(FOR REGISTER'S USE)

B32740

IDENTIF. REFERENCE

Oct 1 1 32 PM

FELIX 2. ALLISON II REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 16,500.00 _____ Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF September 19 71

_____ Notary Public

MY COMMISSION EXPIRES: Aug. 19, 1974

(AFFIX SEAL)

For and in Consideration of the sum of Ten and no/100----------
----------($10.00)----------DOLLARS

and other good and valuable consideration the receipt of all of which is hereby acknowledged, including an agreement by the grantees herein to assume and pay the unpaid balance of a promissory note in the amount of Ten Thousand Eighty Six and 03/100 ($10,086.03) dated July 17, 1964 payable on the first of every month through July 1, 1994 secured by a deed of trust to Herschel Greer, Trustee, securing Guaranty Mortgage Company of Nashville of record in Book 3792, Page 141, the terms and conditions of said note being more specifically set forth therein, I, Billie Jo Cooper

have bargained and sold, and by these presents do transfer and convey unto the said

Emmett E. Frost and wife, Leona B. Frost

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

Being Lot No. 321 on the Plan of Whispering Hills, Section II-B, as of record in Book 2331, Page 115, Register's Office for said County. Said Lot fronts 110 feet on the southerly side of Brewer Drive and runs back 257 feet on the westerly line and 292 feet on the easterly line to a dead line in the rear on which it measures 115.4 feet.

Being the same property conveyed to Billie Jo Cooper by deed from John A. McArthur and wife, as of record in Book 4275, Page 633, and vested in her by decree of record in Minute Book 19-A, Page 54, of the Probate Court of Davidson County, Tennessee

This conveyance is subject to the following:

1) Restrictions of record in Book 2604, Page 1, Register's Office of Davidson County.
2) Owner's certificate, Book 2331, Page 155, said Register's Office togethe with 40 foot setback line from Brewer Drive and 10 foot easement for utilities along rear
3) Taxes which are prorated as of this date

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This is ( ) unimproved ( X ) improved property, known as 579 Brewer Drive, Nashville, Tennessee
(House Number) (Street) 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 Emmett E. Frost and wife, Leona B. Frost their heirs and assigns, forever.

And I do covenant with the said Emmett E. Frost and wife, Leona B. Frost that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered., except as herein noted

And I, Billie Jo Cooper do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Emmett E. Frost and wife, Leona B. Frost, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness my hand this 30th day of September, 1971

Billie Jo Cooper

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Jonathan Harwell, a Notary Public in and for said County and State, the within named Billie Jo Cooper

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 30th day of Sept., 1971

Jonathan Harwell, Notary Public.

Commission expires Aug. 19, 1974

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 this day of 19.

OCT-17 SC TAX CONV 16,500.00
OCT-17 SC TAX A* 42.90
OCT-17 PR FEE A* .50
OCT-17 WDEED A* 4.00 * 47.40

, Notary Public.

Commission expires