BOOK 1555 PAGE 558

Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$20,200.00 Gregg Galbraith
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF November, 1971

W. K. Georgas, Jr.
Notary Public

MY COMMISSION EXPIRES: 5/10/75

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Edward Seddon, Attorney — 480 James Robertson Pkwy. Nashville, Tennessee 37219
NAME — ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gregg Galbraith et ux (NAME)	Mortgage Associates, Inc. (NAME)	G0-06351
114 Marita Avenue (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 28146 (STREET ADDRESS)	33-12
Goodlettsville, Tenn. (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia 30328 (CITY) (STATE) (ZIP)	43

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, Robert H. Vaughan et ux Mary C. Vaughan

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Gregg Galbraith et ux Vickie G. Galbraith

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:

BEING Lot No. 149 on the Plan of Gatewood, Section I, as of record in Book 3300, Page 50, Register's Office for Davidson County, Tennessee

SAID Lot No. 149 fronts 87 feet on the easterly side of Marita Avenue, and extends back 140 feet on the north line and 165.6 feet on the south line, to a dead line in the rear on which it measures 91.3 feet.

BEING the same property conveyed to Robert H. Vaughan et ux Mary C. Vaughan by deed from Jerry Wallace Vandercook et ux Barbara K. Vandercook of record in Book 4340, Page 99, Register's Office for said County.

THIS conveyance is subject to the restrictive covenants of record in Book 3370, Page 121 and Book 3398, Page 438, aforesaid Register's Office.

This is unimproved ( ) improved (X) property, known as 114 Marita Avenue, Goodlettsville, Tennessee 37072
(House Number) (Street) (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 10th day of November, 1971

Robert H. Vaughan

Mary C. Vaughan

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, W. K. Georgas, Jr., a Notary Public in and for said County and State, the within named Robert H. Vaughan et ux Mary C. Vaughan

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 10th day of November, 1971

Commission expires 5/10/75

Notary Public

STATE OF TENNESSEE
Davidson County

W. K. Georgas, Jr.

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who (his oath) (himself) upon (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) as such (they) _____ 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 ROBERT H. VAUGHAN ET UX

TO MARY C. VAUGHAN

GREGG GALBRAITH ET UX

VICKIE G. GALBRAITH

B 38888

IDENTIF. REFERENCE

Nov 23 11 57 AM '71

FELIX E. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

NOV23'71 CONV 20,200.00

NOV23'71 STAX A* 52.52

NOV23'71 PRTFEE A* .50

NOV23'71 WDEED A* 4.00 * 57.02

Edward Seddon
Attorney-at-Law
480 James Robertson Parkway
Nashville, Tennessee 37219