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Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$14,950.00 Robert T. McAvoy
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF December, 1971

Notary Public W. K. Georgas, Jr.

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
Robert L. McAvoy (NAME)	Mortgage Associates, Inc. (NAME)	03D-58312
619 Cottonwood Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 28146 (STREET ADDRESS)	96-10
Nashville, Tenn. 37214 (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia 30328 (CITY) (STATE) (ZIP)	50

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 E. Comer et ux Pamela R. Comer

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Robert L. McAvoy et ux Betty M. McAvoy

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:

Land in Davidson County, Tennessee, being Lot No. 102 on the Plan of Clover Hill Subdivision, Section II, as of record in Book 2133, Page 46, Register's Office for said County.

Said Lot No. 102 fronts 82 feet on the southerly margin of Cottonwood Drive and extends back between lines, measuring 241.1 feet on the easterly line and 260.9 feet on the westerly line, to a dead line in the rear on which it measures 40.7 feet.

Being the same property conveyed to Robert E. Comer etux Pamela R. Comer by deed from Robert T. Smith et ux Winnie Mai Smith and Margaret S. Benson of record in Book 4214, Page 966, Register's Office for Davidson County, Tennessee.

This conveyance subject to the restrictive covenants of record in Book 2145, Page 262 and Book 1583, Page 423, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 619 Cottonwood Drive, Nashville, Tennessee 37214
(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 hands this 14th day of December, 1971

Robert E. Comer

Robert E. Comer

Pamela R. Comer

Pamela R. Comer

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, W. K. Georgas, Jr., a Notary Public in and for said County and State, the within named Robert E. Comer et ux Pamela R. Comer

the bargainor, 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 14th day of December 1971

Commission expires 5/10/75

Notary Public W. K. Georgas, Jr.

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) as such _____ 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 E. COMER et ux

PAMELA R. COMER

TO

ROBERT L. MCAVOY et ux

BETTY M. MCAVOY

B 41856

IDENTIF. REFERENCE

Dec 17 11 50 AM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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

DEC 17 71 CONV 14,950.00
DEC 17 71 S TAX A* 38.74
DEC 17 71 PRFEE A* .50
DEC 17 71 WDEED A* 4.00 * 43.24

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