This instrument prepared by Thomas E. Stewart, Attorney,
4705 Gallatin Road, Nashville, Tennessee 37216

WARRANTY DEED

BOOK 4563 PAGE 711

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
SAMUEL HAMBRICK, ET UX (NAME)	GUARANTY MORTGAGE COMPANY (NAME)	Map 59-13
3212 HUMMINGBIRD DRIVE (STREET ADDRESS OR ROUTE NUMBER)	311 7th AVENUE NORTH (STREET ADDRESS)	Pcl. 18
NASHVILLE, TENNESSEE (CITY) (P O ZONE) (STATE)	NASHVILLE, TENNESSEE 37219 (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ---------- ($10.00) *Dollars,*

cash in hand paid, and other valuable considerations, receipt of which is hereby acknowledged, including the grantees assuming the unpaid indebtedness as described and recorded in Book 3092, page 61, Register's Office of Davidson County, Tennessee, which grantees promise to pay and agree to hold the grantors harmless from the same.

F. F. HEMMERLY AND WIFE, JESSIE MAI HEMMERLY; and HARRY G. HEMMERLY AND WIFE, KATHLEEN HEMMERLY
have this day bargained and sold, and do hereby transfer and convey unto the said

SAMUEL HAMBRICK AND WIFE, LINDA FAYE HAMBRICK, their

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

Land in Davidson County, Tennessee, in the 13th Civil District, being Lot No. 123 on the Map of Treppard Heights Subdivision, Section 7, of record in Book 2900, page 13, Register's Office for said County.

Said Lot No. 123 fronts 100 feet on the north side of Hummingbird Drive and runs back 290 feet on the easterly line and 340 feet on the westerly line to a line in the rear measuring 173.8 feet thereon.

Being the same property conveyed to the undersigned per deed of record in Book 4558, page 994, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 14,210.00

Subscribed and sworn to before me, this the 20th day of December 19 71.

Affiant

My commission expires: 2/3/74 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 3212 Hummingbird Drive, 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
grantees, 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.*

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

Witness our hands this 20th day of December, 1971, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said date and date.*

F. F. Hemmerly
Jessie Mai Hemmerly

Harry G. Hemmerly
Kathleen Hemmerly

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned *a Notary Public in and for said County and State,* F. F. HEMMERLY and wife, JESSIE MAI HEMMERLY; and HARRY G. HEMMERLY and wife, KATHLEEN HEMMERLY

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* 20 *day of* December, *19* 71.

Commission expires 2/3/74 *Notary Public*

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 .....

DEC27 71 CONV 14,210.00
DEC27 71 S'TAX A* 36.92
DEC27 71 PR'FEE A* .50
DEC27 71 W'DEED A* 4.00 * 41.42

WARRANTY DEED

FROM

F. F. HEMMERLY, ET AL

TO

SAMUEL HAMBRICK, ET UX

B 4 2 4 5 4

IDENTIF. REFERENCE

DEC 27 8 27 AM '71

FELIX A. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Madison Title Company
320 Gallatin Road
MADISON, TENNESSEE 37115
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS