BOOK 4565 PAGE 941 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ ~~34,250.~~

Affiant

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

Notary Public.

MY COMMISSION EXPIRES: April 29, 1975

(AFFIX SEAL)

This Instrument Prepared By
CLYDE PAUL HOLLAND
2011 [redacted] Parkway Towers
Nashville, Tenn. 37219

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
J. Franklin McCreary (NAME)	Security Federal Savings & Loan (NAME)	Map 160-2
898 Forest Acres Drive (STREET ADDRESS OR ROUTE NUMBER)	500 Union Street (STREET ADDRESS)	Pcl. 9
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	

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, FRANK MERHOFF and wife, GLENDA D. MERHOFF

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO J. FRANKLIN MCCREARY and wife, MARTHA JEAN T. MCCREARY

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. 37 on the Plan of Forest Acres Subdivision, Section 3, as of record in Book 1424, page 56, Register's Office for said County, described as follows:

BEGINNING on the westerly margin of Forest Acres Drive at the corner of Lots Nos. 36 and 37; thence with the line between said two lots westerly 323.8 feet; thence south 39° 10' east 37 feet; thence south 54° 09' west 39.4 feet; thence south 2° 45' west 81.6 feet; thence south 87° 12' east 290. 6 feet to the westerly margin of Forest Acres Drive; thence with the same northerly 183.6 feet to the beginning.

BEING the same property conveyed to Frank Merhoff and wife, Glenda D. Merhoff by deed from W. Mike Gary and wife, Nancy P. Gary, of record in Book 4020, page 152, Register's Office for said County.

This conveyance is made subject to the plan of record which shows an owners certificate, a 10-foot easement for public utilities along the southerly and westerly lines of premises, a 120 foot building setback line from Forest Acres Drive,

This is unimproved ( ) improved (X) property, known as ~~898 Forest Acres Drive~~ (House Number) (Street) (P. O. Address) Nashville (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 30th day of December, 19 71

FRANK MERHOFF

GLENDA D. MERHOFF

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Frank MErhoff and wife, Glenda D Merhoff

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 30th day of December 19 71

Commission expires April 29, 1975

Notary Public

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) (his oath) acknowledged (themselves) (himself) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) 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

Frank Merhoff et ux

TO

J. Franklin McCreary et ux

File: Security Federal
500 Union Street
Nashville, Tenn.

B 43395

IDENTIF. REFERENCE

JAN 4 3 21 PH '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JAN-4-72	CONV	34,250.00			
JAN-4-72	S'TAX		A*	88.92	
JAN-4-72	PR'FEE		A*	.50	
JAN-4-72	W'DEED		A*	4.00	* 93.42