BOOK 4573 PAGE 772

WARRANTY DEED

prepared by:
Charles E. Alexander, Atty
Belcher, Taylor
Nashville, Tenn.

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
JAMES SPARKMAN etux	United Mortgages Services Corp.	Map 142-2
(NAME) 7431 Bridle Drive	(NAME) 3200 Pacific Avenue	Pr. 141
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) Virginia Beach, Va. 23451	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TWO THOUSAND DOLLARS ($2,000.00) cash in hand paid, the receipt of which is hereby acknowledged and the assumption by the Grantees of a first mortgage described in a Deed of Trust executed by Hal E. Wilson and Wife to George I. Wilson, Trustee, of Record in Book 4397 page 13, to secure United Mortgages Services Corporation, a note dated February 4, 1970, for the sum of TWENTY THOUSAND, TWO HUNDRED, AND NO ONE HUNDREDTHS DOLLARS ($20,200.00), with interest as set for in said note; both principal and interest payable ONE HUNDRED AND FIFTY FIVE AND THIRTY FOUR ONE HUNDREDTHS ($155.34) monthly, beginning April 1, 1970, balance due March 1, 2000. Dollars,
HAL E. WILSON and Wife MARTHA F. WILSON,

have this day bargained and sold, and do hereby transfer and convey unto the said JAMES DAVID SPARKMAN and Wife AMANDA U. SPARKMAN, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 178 on the Plan of Cross Timbers, Section IV, as of record in Book 4175, Page 54, Register's Office for said County.

Being the same property conveyed to Hal E. Wilson and Wife Martha F. Wilson, by Deed from Blaylock and Sullivan Builders, Inc., of Record in Book 4397 Page 11, said Register's Office.

This conveyance is made subject to restrictive covenants of record in Book 4317, Page 284, Register's Office for Davidson County, Tennessee; 10-foot easement for public utilities and drainage, 40-foot building setback line from Bridle Drive, as shown on plan of record in Book 4175, Page 54, 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 $21,450.00

Subscribed and sworn to before me, this the 29 day of January, 1972

Affiant

My commission expires: 7/4/75 (Affix Seal)

Notary Public

This is improved (X) unimproved ( ) property, known as 7431 (House Number) Bridle Drive (Street) Nashville, Tennessee (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 JAMES DAVID SPARKMAN and Wife AMANDA U. SPARKMAN, 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. except as herein set forth

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said JAMES DAVID SPARKMAN and Wife AMANDA U. SPARKMAN, their (successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand S this 29th day of January, 1972 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

X /s/ E. Wilson

X /s/ Martha F. Wilson

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Alex Z Sutton, *a Notary Public in and for said County and State,* HAL. E. WILSON and Wife MARTHA F. WILSON,

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* 25 *day of* January, *19*72.

Alex Z Sutton
Notary Public

Commission expires 2/4/75

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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 .....

WARRANTY DEED

FROM

HAL E. WILSON & Wife MARTHA F. WILSON, TO

JAMES DAVID SPARKMAN and Wife AMANDA U. SPARKMAN,

B 47192

IDENTIF. REFERENCE

FEB 2 3 55 PM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

FEB-2 72	CONV	21,951.00				
FEB-2 72	S TAX		A*	57.20		
FEB-2 72	PR FEE		A*	.50		
FEB-2 72	W DEED		A*	4.00	*	61.70

Compliments of

Guaranty Title

Office of

Chicago Title Insurance Company

American Trust Bldg.—S. W. Corner
Third & Union
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NASHVILLE, TENNESSEE