BOOK 4577 PAGE 652

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Warren W. Walp, Jr., Et Ux	Guaranty Mortgage Co.	
(NAME) 409 Capri Court	(NAME) 311 7th Avenue North	Map 91-15
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) Nashville, Tennessee 37219	Par. 159
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	PW

WARRANTY DEED

For and in consideration of the sum of Ten and no/100ths ---------- ($10.00) ---------- DOLLARS

Cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, including the assumption by the Grantees, Warren W. Walp, Jr. and wife, Sylvia C. Walp, , of the balance remaining on a certain Deed of Trust from Paul Francis O'Keefe and wife, Signe S. O'Keefe, to Herschell Greer, Trustee, given to secure one note in the original amount of $19,650.00, to Guaranty Mortgage Company, dated November 8, 1963, and said Deed of Trust recorded in Book 3682, page 325, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a complete and accurate description thereof;

We, Sam S. Gay and wife, Kate W. Gay,

have bargained and sold, and by these presents do transfer and convey unto the said Warren W. Walp, Jr. and wife, Sylvia C. Walp

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 1162 on the Plan of Charlotte Park, Section 16, as of record in Book 3300, page 97, Register's Office for said County.
Said Lot fronts 74 feet on the westerly side of Capri Court, and extends back 182.6 feet more or less on its northerly line and 170.3 feet on its southerly line to the Cumberland River and measures 92 feet more or less.
Being the same property conveyed to Sam S. Gay and wife, Kate W. Gay, by deed from Paul Francis O'Keefe and wife, as of record in Book 4142, page 288, said Register's Office.

This conveyance is made subject to all easements, restrictive covenants, and set back lines which may be applicable to the above described property.

FEB-72	CONV	25,900.00				
FEB-72	S'TAX		A*	67.34		
FEB-72	PR'FEE		A*	.50		
FEB-72	W'DEED		A*	4.00	*	71.84

unimproved ( )
This is improved (X) property, known as 409 (House Number) Capri Court (Street)
Nashville (City or Town) 37209 (Zip Code) (P. O. Address)

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.

Whenever 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 5TH day of February, 19 72.

Sam S. Gay

Kate W. Gay

BOOK 4574 PAGE 653

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, H. B. Duncan, a Notary Public in and for said County and State, the within named Sam S. Gay and wife Kate W. Gay

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 5TH day of February, 1972

My commission expires 2-1-75 Notary Public H B Duncan

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ with whom I am personally acquainted and who upon this oath acknowledged himself to be the _____ of the _____ the within named bargainor, a corporation, and that he as such _____ 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 _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19___.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 25,900.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Sam S Gay

Sworn to and subscribed before me
this 5TH day of February, 1972

My commission expires 2-1-75 Notary Public H B Duncan

This instrument was prepared by:

William E. Higgins, Attny. 338 46th Avenue North, Nashville, Tennessee 37209
Name Address

WARRANTY DEED

FROM Sam S. Gay, Et Ux

TO Warren W. Walp, Jr. Et Ux

B 47607

IDENTIF. REFERENCE

FEB 7 11 38 AM '72

REGISTER
DAVIDSON COUNTY, TENN.

TENNESSEE TITLE COMPANY
Suite 2114 — Parkway Towers
404 James Robertson Parkway
NASHVILLE, TENNESSEE 37219

Mail to: Realty Co
Duncan Charline Inc
#517
37203