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FORM NO. WD-1

IDENTIF. REFERENCE

Jun 14 8 21 AM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 11,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF June 19 72

Notary Public

MY COMMISSION EXPIRES: 11/8/75

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
J. J. Foley, Jr., Attorney, 521 Stahlman Building, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James H. Walls, et ux (NAME)	NATIONAL MORTGAGE COMPANY (NAME)	15D 20125
1138 Ardee Avenue (STREET ADDRESS OR ROUTE NUMBER)	4041 Knight Arnold Road (STREET ADDRESS)	Map 61-15
Nashville, Tennessee 37216 (CITY) (STATE) (P. O. ZIP)	Memphis, Tennessee 38118 (CITY) (STATE) (ZIP)	Par 114

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, Gloria Carol Simpson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James H. Walls and wife, Annie Pearl Walls

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. 15 of Block "B" on the Map of the resubdivision of Sunnymeade, of record in Book 974, pages 56 and 57, Registers Office for said County.

SAID Lot No. 15 fronts 60 feet on the south side of Ardee Avenue and runs back between parallel lines 140 feet to an alley.

BEING the same property conveyed to W. E. Simpson and wife, Ruth Simpson by deed from Hubert L. Baker and wife, Marilyn Baker, of record in Book 2859, page 327, Register's Office for said County. The said W. E. Simpson and Ruth Simpson both having since died, and the same Ruth Simpson having predeceased W. E. Simpson, the said property is now vested in Gloria Carol Simpson as heir at law of W. E. Simpson, deceased, and by deed from Eunice R. Simpson, of record in Book 4599, page 686, Register's Office for Davidson County, Tennessee.

This conveyance is subject to easements as set forth on the above plan of record; and taxes for the year 1972 which have been proration and assumed by the Grantees herein.

JUN 14 CONV 11,500.00
JUN 14 STAX A* 29.90
JUN 14 PRFEE A* .50
JUN 14 WDEED A* 4.00 * 34.40

This is improved (X) unimproved ( ) property, known as 1138 Ardee Avenue, Nashville, Tennessee 37216
(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 my hand this 12th day of June, 19 72

Gloria Carol Simpson

Gloria Carol Simpson

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Gloria Carol Simpson

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 12th day of June 19 72

Commission expires 11/8/75

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 (his oath) (their several oaths) acknowledged (himself) (themselves) 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

GLORIA CAROL SIMPSON

TO

JAMES H. WALLS, ETUX

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.