This Instrument Was Prepared By
REAU E. FOLK, JR., Attorney
3538 Cleghorn Ave., Nashville, Tenn

WARRANTY DEED

TTC-227077

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
80-7-16	Mrs. Millie L. Boyd same as below	Lomas & Nettleton Company L & C Tower Nashville, Tennessee
FIELD BOOK NUMBER(S) 13D-13350	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) 1436 Snell Boulevard	LOAN OR ACCOUNT NO. B2171908 PROPERTY IS [X] IMPROVED [ ] UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF THE COUNTY REFERRED TO BELOW.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and in further consideration of the assumption of, and agreement by the grantee herein to pay, the principal balance now due, plus future interest, on a certain note, dated October 16, 1963, in the original principal sum of $11,050.00, payable to Murphree Mortgage Company, now Lomas & Nettleton Company, in monthly installments of $61.11, including interest as set forth in said note, and being secured by a deed of trust executed by James N. Hardin and wife, to Raymond L. Davis, Jr., Trustee, as of record in Book 3659, page 37,

BENNY LEE SANTIAGO and wife, VICKI YVONNE SANTIAGO hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto MILLIE L. BOYD

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being LotNo. 376 on the Plan of Section 2, Bordeaux Hills, as of record in Book3600, page 7.

Said LotNo. 376 fronts 57.93 feet on the west side of Snell Boulevard and extends back 121.77 feet on the south line and 119.09 feet on the north line, to a line in the rear on which it measures 49.6 feet.

Being the same property conveyed to Benny Lee Santiago and wife, Vicki Yvonne Santiago, by deed from James N. Hardin and wife, Jean B. Hardin, as of recordin Book 4011, page 259.

This conveyance is made subject to restrictions of record in Book 3537, page 105, which were made applicable to all lots in Section II, Bordeaux Hills, by instrument of record in Book 3600, page 7.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except as shown above and 1972 taxes which are assumed by the Buyers.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

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.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 1st day of August, 19 72

Vicki Yvonne Santiago
Vicki Yvonne Santiago

Benny Lee Santiago
Benny Lee Santiago

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 4627 PAGE 446

Before me, Helen D. Scott, a Notary Public in and for the State and County aforesaid, personally appeared the within named Benny Lee Santiago and wife, Vicki Yvonne Santiago 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, the 1st day of August, 1972.

Helen D. Scott
Notary Public

My commission expires: May 25, 1975.

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____ the bargainor(s), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this, the _____ day of _____, 19____.

_____
Notary Public

My commission expires:

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 16,000.00

Millie Boyd
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF August 72

MY COMMISSION EXPIRES May 25, 1975. (AFFIX SEAL)

Helen D. Scott
Notary Public

87266

IDENTIF. REFERENCE

AUG 14 8 21 AM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED
REF:mas

FROM
BENNY LEE SANTIAGO AND WIFE

TO
MILLIE L. BOYD

Mail To: REAU E. FOLK, JR., ATTY.
Nashville, Tennessee
3829 Cleghorn Pike

STATE OF TENNESSEE
COUNTY OF DAVIDSON

AUG 14 72 CONV 16,000.00
AUG 14 72 S'TAX * 41.60
AUG 14 72 REGFEE * .50
AUG 14 72 MTGTAX * 4.00 * 46.10

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires:

_____
Notary Public

446