WARRANTY DEED

BOOK 4659 PAGE 384

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
William J. Massia (NAME)	Guaranty Mortgage Co., (NAME)	59-4/827
84 Tusculum Rd. (STREET ADDRESS OR ROUTE NUMBER)	311-7th Ave. N., (STREET ADDRESS)	Map. 162-7
Antioch, Tenn. 37013 (CITY) (P. O. ZONE) (STATE)	Nashville, Tenn. (CITY) (ZONE) (STATE)	Par. 31

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)---------- Dollars, and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged, including the assumption to pay an indebtedness as evidenced by an instrument of record in Book 4027, page 665, Register's Office for said County.

We, John Westbrook Page and wife, Joyce L. Page

have this day bargained and sold, and do hereby transfer and convey unto the said

William J. Massia and wife, Helen V. Massia

their (successors, heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 22 on the Plan of Antioch Park, Section I, of record in Book 3600, page 96, Register's Office for Davidson County, Tennessee.

Said Lot No. 22 fronts 74.96 feet on the northerly margin of Tusculum Road and extends back 143.3 feet on the easterly line and 140.0 feet on the westerly line, to a line in the rear, measuring 73.6 feet thereon.

Being the same property conveyed to John Westbrook Page and wife, Joyce L. Page by deed from Smithson Construction Company, a partnership composed of Carl W. Smithson and William Smithson as of record in Book 4027, page 664, Register's Office for Davidson County, Tennessee.

It is agreed and understood that the escrow account in connection with the aforesaid indebtedness is hereby transferred to said purchasers. Insurance on said property is transferred to said purchasers.

STATE OF TENNESSEE, COUNTY OF DAVIDSON ss. The actual consideration or value whichever is greater, for this transfer is $ 20,316.60

Subscribed and sworn to before me, this the 28 day of November, 19 72

Affiant: William J. Massia

My commission expires: 5/17/74 (Affix Seal)

Notary Public: Nellie T. Weimar

This is improved/unimproved property, known as ..... (House Number) (Street) 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

William J. Massia and wife, Helen V. Massia

their

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 noted above.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said

William J. Massia and wife, Helen V. Massia, their

heirs and assigns, against the lawful claims of all persons.

Witness our hand s this 28 day of November, 1972, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

John Westbrook Page

Joyce L. Page

This Instrument Was Prepared By

Phillip Davidson

Of The Law Firm Pedigo & Davidson

Stahlman Building: Nashville, Tennessee

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Nellie T. Weimar, a Notary Public in and for said County and State, John Westbrook Page and wife, Joyce L. Page, the within named bargainors, 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 29 day of November, 19 72.

Nellie T. Weimar Notary Public

Commission expires 5/7/74

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 _____

NOV30 72 CONV 20,316.00
NOV30 72 S'TAX A* 52.78 XXXXX
NOV30 72 PR'FEE A* .50
NOV30 72 W'DEED A* 4.00 * 57.28

OAKES AND SMITH
ALTY CO., INC.

WARRANTY DEED

FROM JOHN WESTBROOK PAGE, ET UX

TO WILLIAM J. MASSIA, ET UX

B 8 5 9 3 1

IDENTIF. REFERENCE

Nov 30 9 31 AM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 250-2636
NASHVILLE, TENNESSEE

PEDIGO & SAINDON