BOOK 4671 PAGE 364 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $13,080.80

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st 10th DAY OF July January 73.

Notary Public

MY COMMISSION EXPIRES: Not Required

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
James A. Carney, Attorney 729 Stahlman Bldg, Nashville, Tenn. 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Marjorie G Canady (NAME)	Guaranty Mortgage Co. (NAME)	Map 05-11
504 Stahlman Building (STREET ADDRESS OR ROUTE NUMBER)	311 7th Avenue, North (STREET ADDRESS)	Par. 71
Nashville, Tenn. 37201 (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. 37219 (CITY) (STATE) (ZIP)	3D 8550

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, S. K. Grayson and wife, Frances E. Grayson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Marjorie G. Canady, a life estate with the remainder interest in fee simple vesting the last survivor of Marjorie G. Canady, S. K. Grayson or Frances E. Grayson.

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:

Being Lot No. 77 on the Plan of Cloverdale, Section II and Revision of Lots 21 and 22 of Section I, as of record in Book 2133, page 58, Register's Office for said County.

Said Lot No. 77 fronts 85 feet on the northeasterly side of Larimore Drive and runs back 212.6 feet on the northwesterly line and 257.2 feet on the southeasterly line, to a dead line, measuring 96.1 feet thereon.

Being the same property conveyed to S. K. Graysona and wife, Frances E. Grayson by deed from Carl B. Butner and wife, Annemarie K. Butner, as of record in Book 2651, page 552, said Register's Office.

Subject to restrictive covenants of record in Book 2149, page 525, Register's Office for said County.

All sums of money held in escrow by mortgagee or assigns are herewith transferred to buyers along with the prepaid insurance coverage now in force in connection with said loan and property.

This is unimproved ( ) improved (X) property, known as 2212 (House Number) Larimore Drive (Street) Nashville, Tenn. 37214 (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 our hand s this 1st day of July, 1972

S. K. Grayson

Frances E. Grayson

STATE OF TENNESSEE
Davidson County

BOOK 4671 PAGE 365

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named S. K. Grayson and Frances E. Grayson

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 1st day of July 1972

Commission expires 1-29-73

James L Cornwell
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
S. K. Grayson et ux

TO
Marjorie G. Canady

B90778

IDENTIF. REFERENCE

JAN 11 10 37 AM '73

REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JAN 11 73	CONV	13,080.80			
JAN 11 73	S'TAX		A*	34.06	
JAN 11 73	PR'FEE		A*	.50	
JAN 11 73	W'DEED		A*	4.00	* 38.56