This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

William S. Tweedy Et Ux

TO

Margaret L. Winton

For draftsman's use

This Instrument Prepared By
CLYDE PAUL HOLLAND
Parkway Towers
Nashville, Tenn. 37219

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Margaret L. Winton (NAME) | Guaranty Mortgage Company (NAME) | |
| 437 Capri Drive (STREET ADDRESS OR ROUTE NUMBER) | 311-7th Avenue, North (STREET ADDRESS) | 90-15 |
| Nashville, Tennessee (CITY) (STATE) (P. O. ZIP) | Nashville, Tennessee 37219 (CITY) (STATE) (ZIP) | 151 Pt |

B 93486

(FOR REGISTER'S USE)

IDENTIF. REFERENCE

FEB 2 11 22 AM '73

FILED DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 24,000.00 Margaret L. Winton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF January 1973.

Notary Public

MY COMMISSION EXPIRES: My Commission Expires July 24, 1976

(AFFIX SEAL)

For and in Consideration of the sum of ---------TEN AND NO/100----------

----------($10.00)----------DOLLARS cash in hand paid by MARGARET L. WINTON, and other good and valuable considerations, receipt of which is hereby acknowledged, and the agreement by Margaret L. Winton to assume and agree to pay the unpaid balance of a loan in the original principal amount of $16,400.00 secured by deed of trust of record in Book 3681, page 341, payable as therein specified, and Margaret L. Winton further agrees to pay the unpaid balance of a loan in the original principal amount of $5,875.20 secured by deed of trust of record in Book 4517, page 723, payable as therein specified.
WILLIAM S. TWEEDY and wife, SHIRLEY A. TWEEDY

have bargained and sold, and by these presents do transfer and convey unto the said

MARGARET L. WINTON

her 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. 1169 on the Plan of Charlotte Park, Section 16, as of record in Book 3300, page 97, said Register's Office.

SAID Lot No. 1169 fronts 65 feet on the westerly side of Capri Drive and runs back 119.6 feet on the northerly line, to the surveyed base line and continuing northwestwardly 50 feet, more or less, to a line marking edge of water January, 1963, and 106.0 feet on the southwesterly side, to the surveyed base line and continuing northwestwardly 60 feet, more or less, to said line marking edge of water, on which waterline it measures 113 feet, more or less.

BEING the same property conveyed to William S. Tweedy and wife, Shirley A. Tweedy, by deed from Jerry W. Blair and wife, Joy Blair, of record in Book 4351, page 270, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the plan of record which shows an owners certificate, a 30-foot minimum building setback line from Capri Drive, and a 10-foot easement for public utility purposes across the rear 1/3 of said lot, and a 2 1/2 x 25-foot utility anchor easement located on the two front corners of said lot, and easement for Cumberland River Flowage across rear portion of said lot; restrictive covenants contained in instrument of record in Book 3502, page 586, Register's Office for Davidson County, Tennessee.

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This is ( ) unimproved (X) improved property, known as 437 Capri Drive (House Number) (Street) Nashville P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said MARGARET L. WINTON her heirs and assigns, forever.

And we do covenant with the said MARGARET L. WINTON 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., except as of record.

And we, William S. Tweedy and wife, Shirley A. Tweedy do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said MARGARET L. WINTON their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 29th day of January 19 73

WILLIAM S. TWEEDY

SHIRLEY A. TWEEDY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named William S. Tweedy and wife, Shirley A. Tweedy

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 29th day of January, 19 73

, Notary Public.

Commission expires My Commission Expires July 24, 1976

FEB-2 CONV 24,000.00
FEB-2 S'TAX A* 62.40
FEB-2 PR'FEE A* .50
FEB-2 W'DEED A* 4.00 * 66.90

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

Mail Federal Realtors
5908 Charlotte Ave