BOOK 4684 PAGE 217 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 42,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 26th DAY OF February, 19 73

Notary Public

MY COMMISSION EXPIRES: 1974

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Harold Reeves, Attorney, 2807 Nolensville Road Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
W. L. Timmons, Jr. (NAME)	Fidelity Federal Sav. & Loan Assn. (NAME)	Map 84-7
2707 Windemere Drive (STREET ADDRESS OR ROUTE NUMBER)	226 3rd Ave. North (STREET ADDRESS)	Par 30
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. 37219 (CITY) (STATE) (ZIP)	M.C.

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, Clyde A. Beal etux Shirley F. Beal

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO W. L. Timmons, Jr., etux Joanne L. Timmons

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. 92 on the Plan of Sunny Acres, Section 3, as of record in Book 2663, page 92, Said Register's Office.

SAID Lot No. 92 fronts 115 feet on the southerly side of Windemere Drive, and extends back between lines, 420.2 feet on the easterly line, and 324 feet on the Westerly line to a dead line in the rear, measuring 141.65 feet thereon.

BEINGthe same property conveyed to Clyde A. Beal etux Shirley F. Beal by deed from Hubert W. Dutton, Jr., etux Kathleen V. Dutton of record in Book 4393, page 801, Said Register's Office.

1973 taxes to be prorated.

This is unimproved ( ) improved (X) property, known as 2707 Windemere Drive, Nashville, Tennessee
(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 our hand s this 26th day of February, 1973

Clyde A. Beal

Shirley F. Beal

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Clyde A. Beal etux Shirley F. Beal

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 26th day of February 19 73

Commission expires 8/17/76

Diane B Davis
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

084,215-0

WARRANTY DEED

FROM Clyde A. Beal

Shirley F. Beal

TO W. L. Timmons

Joanne L. Timmons

896333

IDENTIF. REFERENCE

FEB 27 3 08 PM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

FEB27	CONV	42,500.00			
FEB27	S'TAX		A*	110.50	
FEB27	PR'FEE		A*	.50	
FEB27	W'DEED		A*	4.00	* 115.00