BOOK 4687 PAGE 303

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$21,200.00 Charles G. Ford
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 6th DAY OF March 19 73

Patsy A. Rath
Notary Public

MY COMMISSION EXPIRES: 5/10/75

(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
Charles G. Ford (NAME)	Thomas and Hill, Inc. (NAME)	5D 55246
227 Townes Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 1833 (STREET ADDRESS)	
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Charleston, West Va. 25327 (CITY) (STATE) (ZIP)	

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, Gardner Construction Company

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles G. Ford et ux Joyce A. Ford

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. 131 on the Plan of Fair Oaks, Section II, as of record in Book 4460, Page 52, Register's Office for Davidson Cty., Tennessee.

SAID Lot No. 131 fronts 75 feet on the southerly margin of Townes Drive and extends back on the easterly margin 135.16 feet and 143.02 feet on the westerly margin; said line being a broken line; and 56.86 feet on a dead line in the rear.

BEING the same property conveyed to Gardner Construction Company by deed from Jones Enterprises Inc., as of record in Book 4561, Page 895, Register's Office for said County.

THIS conveyance is subject to restrictions as of record in Book 4556, Page 718, aforesaid Register's Office.

This is { unimproved ( ) / improved (X) } property, known as 227 Townes Drive, Nashville, Tennessee 37211
(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 my hand this 6th day of March, 19 73.

GARDNER CONSTRUCTION COMPANY,

Robert Ray Gardner

ROBERT RAY GARDNER, PRESIDENT

STATE OF TENNESSEE
Davidson County

BOOK 4687 PAGE 304

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor___, 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 _____, Tennessee, this _____ day of _____ 19___

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Robert Ray Gardner and xxxxxx (his oath) (himself) with whom I am personally acquainted and who upon (their several oaths) acknowledged (himself) to be the President and xxxx respectively of the Gardner Construction Company the within named bargainor, a corporation, and that (he) as such President and xxxxx (they), being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Robert Ray Gardner as such President, and attesting the same by the said xxxxxxx as such xxxxx

Witness my hand and official seal at office at Nashville on this the 6th day of March, 19 73.

My commission expires 5/10/75

Patsy A. Rath
Notary Public
Patsy A. Rath

WARRANTY DEED

FROM
GARDNER CONSTRUCTION COMPANY,

TO
CHARLES G. FORD ET UX

JOYCE A. FORD.

B 9751 4

IDENTIF. REFERENCE

Mar 8 10 44 AM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

File Box Z

MAR-8	CONV	21,200.00			
MAR-8	S'TAX		A*	55.12	
MAR-8	PR'FEE		A*	.50	
MAR-8	W'DEED		A*	4.00	* 59.62