BOOK 1691 PAGE 278

This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

Maurice Karr, Trustee Et Ux

TO

James E. Beasley Et Ux

For draftsman's use

RETURN TO

[illegible] BUILDING
TENNESSEE 37219

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
James E. Beasley (NAME)	First and Mid-South Mortgage Co (NAME)	MAP 133-12
426 Benita Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2568 (STREET ADDRESS)	PAR .35
Nashville, Tenn 37211 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	MP

(FOR REGISTER'S USE)

B 9926 6

IDENTIF. REFERENCE

MAR 22 1 07 PM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 24,500.00

James E. Beasley
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF March 1973.

Notary Public

MY COMMISSION EXPIRES: 5-12-74

(AFFIX SEAL)

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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

----------($10.00)----------DOLLARS

cash in hand paid by JAMES E. BEASLEY AND WIFE, ELSIE C. BEASLEY and other good and valuable considerations, receipt of which is acknowledged,

MAURICE KARR, TRUSTEE

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

JAMES E. BEASLEY and wife, ELSIE C. BEASLEY

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. 97 on the plan of Windsor Park, as of record in Book 3600, page 64, Register's Office for said County.

SAID Lot No. 97 fronts 78 feet on the easterly side of Benita Drive and extends back 159.62 feet on the southerly line and 147.60 feet on the northerly line to a dead line measuring 61.1 feet thereon.

BEING part of the property conveyed to Maurice Karr, Trustee, by deed from Joe C. Smithson and wife, Vivian R. Smithson, O. D. Campbell and Leonard B. Cash, of record in Book 4197, page 960, Register's Office for Davidson County, Tennessee. Joy R. Karr, wife of Maurice Karr, joins in the conveyance of this instrument for the purposes of conveying any interest she may have in the property.

This conveyance is made subject to the plan of record which shows an owners certificate, easement for public utilities, anchor easements and building setback lines; easement for sewer of record in Book 3312, page 560, restrictions of record in Book 3792, page 445, Book 3251, page 18, Register's Office for said County.

Buyer will occupy premises on or before March 19, 1973.

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WD-2

This is {unimproved / improved (X)} property, known as 426 Benita Drive (House Number) (Street) Nashville P. O. Address: (City or Town) 37211 (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 JAMES E. BEASLEY and wife, ELSIE C. BEASLEY their heirs and assigns, forever.

And we do covenant with the said JAMES E. BEASLEY and wife, ELSIE C. BEASLEY 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 for record.

And we, Maurice Karr, Trustee and wife, Joy R. Karr do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said JAMES E. BEASLEY and wife, ELSIE C. BEASLEY, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hand s this 16th day of March, 19 73

Maurice Karr, Trustee
MAURICE KARR, Trustee

Joy R. Karr
JOY R. KARR

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 Maurice Karr, Trustee and wife, Joy R. Karr 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 16th day of March, 19 73

Notary Public.

Commission expires 5-12-74

HOLLAND & NIXON NOTARY PUBLIC DAVIDSON COUNTY

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 purposes therein contained, by signing the name of the corporation by self as .

MAR 22 CONV 24,500.00
22 DEED TAX A* 63.70
22 DEED FEE A* 4.00 * 68.20

Witness my hand and seal, at office in , this day of , 19 .

, Notary Public.

Commission expires