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This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM
James A Young Et Ux

PLEASE RETURN TO
ENTRUST
2311 [illegible]
NASHVILLE, TENN. 37219

TO
Max W. Nance Et Ux

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
Max W. Nance (NAME)	Guaranty Mortgage Company (NAME)	
3355 Mimosa Drive (STREET ADDRESS OR ROUTE NUMBER)	311-7th Avenue, North (STREET ADDRESS)	133-7
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	176 Pt

(FOR REGISTER'S USE)

C01776

IDENTIF. REFERENCE

APR 9 3 19 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

$18,500.00 Max W Nance
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF April 1973.

Notary Public

MY COMMISSION EXPIRES: 3-2-

(AFFIX SEAL)

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

----------($10.00)---------- DOLLARS cash in hand paid by MAX W. NANCE and wife, REBA S. NANCE, and other good and valuable considerations, receipt of which is hereby acknowledged,

JAMES A. YOUNG AND WIFE, OZELLE H. YOUNG

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

MAX W. NANCE and wife, REBA S. NANCE

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. 42 on the Plan of Glencoe Acres, Section 1, as of record in Book 1835, pages 136, 137 and 138, Register's Office for said County.

SAID Lot No. 42 fronts 109 feet on the southerly side of Mimosa Drive and runs back 179.2 feet on the easterly line and 184.2 feet on the westerly line to a dead line, measuring 109 feet thereon.

BEING the same property conveyed to James A. Young and wife, Ozelle H. Young, by deed from Jewel T. Ballard and wife, as of record in Book 2296, page 493, said Register's Office.

This conveyance is made subject to the recorded plan which shows an owners certificate, a 40-foot setback line from Mimosa Drive, and a 30-foot easement for utilities and drainage along the southerly line of said lot; anchor easement created in instrument of record in Book 2099, page 407, Register's Office for Davidson County, Tennessee; restrictions of record in Book 2088 , page 534, amended in book 2105, page 633, Register's Office for Davidson County, Tennessee.

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This is improved ( ) unimproved (X) property, known as 3355 Nimosa 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 MAX W. NANCE and wife, REBA S. NANCE their heirs and assigns, forever.

And we do covenant with the said MAX W. NANCE and wife, REBA S. NANCE 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, JAMES A. YOUNG and wife, OZELLE H. YOUNG do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said MAX W. NANCE and wife, REBA S. NANCE, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 3rd day of April, 1973

James A. Young
JAMES A. YOUNG

Ozelle H. Young
OZELLE H. YOUNG

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 JAMES A. YOUNG and wife, OZELLE H. YOUNG

the bargainorS., 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 3rd day of April, 1973

Notary Public.

Commission expires 5-12-74

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 $19500.00 being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by ..... sold APR-9-PAYEE

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

APR-9-TAX CONT 18.40 A* 50
APR-9-PAYEE A* 4.00 * 52.60

....., Notary Public.

Commission expires .....