BOOK 4697 PAGE 275 71H

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
	First Federal	
(NAME)	(NAME) Union at Fourth	43-5
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS) Nashville, Tenn. 37219	238 pm
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of $10.00 Ten and no/100 ---------- DOLLARS

Cash in hand paid and other good and valuable considerations, receipt of which is hereby acknowledged, we;

JERRY R. BAXTER AND WIFE, GENEVIEVE BAXTER

have bargained and sold, and by these presents do transfer and convey unto the said JERRY W. TURNS AND WIFE, PATRICIA S. TURNS

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 16 of Block "B" on the Plan of Cedar Crest Estates, as of record in Book 974, page 15, Register's Office for said County.

Said Lot No. 16 Block B fronts 101 feet on the westerly side of Delaware Avenue, and runs back between parallel lines, 191.5 feet to a dead line.

Being the same property conveyed to Jerry R. Baxter and wife, Genevieve Baxter, by deed from Fred M. Boyce and wife, as of record in Book 4341, page 367, said Register's Office.

This conveyance is subject to restrictions, easements, set-back lines and taxes for 1973 applicable to said property.

unimproved ( )
This is improved (X) property, known as 703 Delaware Avenue, Madison, Tenn.
(House Number) (Street)

(P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 hands this 9th day of April, 1973.

Jerry R. Baxter — JERRY R. BAXTER

Genevieve Baxter — GENEVIEVE BAXTER

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STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, [illegible], a Notary Public in and for said County and State, the within named JERRY R. BAXTER AND WIFE, GENEVIEVE BAXTER

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 9th day of April, 1973.

My commission expires JAN 17 1977 Notary Public [signature]

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as such _____ and attesting the same by the said _____ as such _____.

APR 10 CONV 16,900.00
APR 10 RS'TAX A* 43.94
APR 10 PR'FEE A* .50
APR 10 W'DEED A* 4.00 * 48.44

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

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 16,900.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

[signature]
Patricia S. Turns

Sworn to and subscribed before me this 9th day of April, 1973.

My commission expires JAN 17 1977 Notary Public [signature]

This instrument was prepared by:

This instrument prepared by

Name: STEPHENSON, LACKEY & HOLMAN Address: First Federal Building
Nashville, Tennessee 37219

PLEASE MAIL TO - Mr. Jerry W. Turns, G-311, Chestnut Hill Villa, Madison, Tenn., 37115

16,900.00

WARRANTY DEED

FROM JERRY R. BAXTER AND WIFE, GENEVIEVE BAXTER

TO JERRY W. TURNS AND WIFE, PATRICIA S. TURNS

C D 1 9 5 1

IDENTIF. REFERENCE

APR 10 3 02 PM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

TENNESSEE TITLE COMPANY
Suite 2114 — Parkway Towers
404 James Robertson Parkway
NASHVILLE, TENNESSEE 37219