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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 19,850.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF April, 1973.

Notary Public

MY COMMISSION EXPIRES: 11/8/75

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Jonathan J. Foley, Jr., Attorney, 521 Stahlman Building, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles Evans, Guardian (NAME)	GUARANTY MORTGAGE COMPANY OF NASHVILLE (NAME)	13D 49238
4130 Boyd Drive (STREET ADDRESS OR ROUTE NUMBER)	311 - 7th Avenue, North (STREET ADDRESS)	Map 59-5
Nashville, Tennessee 37207 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	Par 49

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, Imperial Corporation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles Evans as Guardian of Gilbert Rice, an unmarried person,

his successors or
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. 80 on the Plan of Buena Vista Estates, Section 3, as of record in Book 4175, page 139, Register's Office for said County.

SAID Lot No. 80 fronts 70 feet on the easterly side of Boyd Drive and extends back 143.1 feet on the northerly line, and 150 feet on the southerly line, to a broken line in the rear, measuring 70.8 feet thereon.

BEING part of the same property conveyed to Imperial Corporation, by deed from H. Lynn Greer, Jr., Trustee with full power, of record in Book 4466, page 867, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictive covenants of record in Book 4435, page 92, Register's Office for said County; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantees herein.

By decree of the Probate Court for Davidson County, Tennessee, of record in Minute Book 225, page 372, Charles Evans, Guardian of Gilbert Rice, was authorized to purchase the herein-described property and to execute all instruments pertaining thereto.

This is unimproved ( ) improved (XXX) property, known as 4130 Boyd Drive, Nashville, Tennessee 37207
(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.

IN WITNESS WHEREOF, IMPERIAL CORPORATION has caused its corporate name to be signed hereto ~~Witness my hand this day of~~ by its duly authorized officer this the 19th day of April 1973.

IMPERIAL CORPORATION

By: William H. Towe, President

STATE OF TENNESSEE
Davidson County

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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 William H. Towe with whom I am personally acquainted and who upon (his oath) acknowledged (himself) to be the President and _____ respectively of the Imperial Corporation the within named bargainor, a corporation, and that (he) as such President, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said William H. Towe as such President, and attesting the same by the _____ as such _____.

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

My commission expires 11/8/75

Belinda Wells
Notary Public

file in box # 4

WARRANTY DEED

FROM
IMPERIAL CORPORATION

TO
CHARLES EVANS, GUARDIAN FOR
GILBERT RICE, unmarried

C 0 4 6 8 2

IDENTIF. REFERENCE

MAY 1 1 43 PM '73
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAY-13	CONV	19,850.00			
MAY-13	STAX		A*	51.48	
MAY-13	PRFEE		A*	.50	
MAY-13	WDEED		A*	4.00	* 55.98