BOOK 4703 PAGE 328 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 31,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30 DAY OF April 1973.

Notary Public

MY COMMISSION EXPIRES: 7/3/73

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
A. Braden Floyd, Jr., Attorney, 338 White Bridge Rd., Nash., Tenn.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dempsey L. Rouse, Jr. (NAME)	Guaranty Mortgage Company (NAME)	Map 142-10
7828 George Gaines Rd. (STREET ADDRESS OR ROUTE NUMBER)	311 7th Ave No (STREET ADDRESS)	Par 46
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (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, Danny Lee Buttrey and Dana Tyrrell Smith

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Dempsey L. Rouse, Jr. and wife, Doris S. Rouse

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. 27 on the Plan of Harpeth Estates, Section Two, as of record in Book 4175, page 23, Register's Office for said County.

SAID Lot No. 27 fronts 93.0 feet on the northerly margin of George Gaines Road and extends back 155.8 feet on the westerly line and 173.9 feet on the easterly line, to a line in the rear on which it measures 74.85 feet.

BEING the same property conveyed to Danny Lee Buttrey and Dana Tyrrell Smith by deed from John H. Liebhart and wife, Jill Dian Liebhart of record in Book 4510, page 642, Register's Office for Davidson County, Tennessee.

The grantees agree and assume to pay the unpaid balance of a mortgage to Guaranty Mortgage Company, of record in Trust Deed Book 4335, page 596, Register's Office for said County.

unimproved ( ) This is improved (X) property, known as 7828 George Gaines Road Nashville, Tennessee
(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 our hand s this 30 day of April, 19 73

Dana Tyrrell Smith

Danny Lee Buttrey

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Danny Lee Buttrey and Dana Tyrrell Smith

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 30 day of April 19 73

Commission expires 7/3/73

Notary Public

STATE OF TENNESSEE
Davidson County

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

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__

My commission expires _____

Notary Public

WARRANTY DEED

FROM
DANNY LEE BUTTREY AND
DANA TYRRELL SMITH

TO
DEMPSEY L. ROUSE, JR. AND
WIFE, DORIS S. ROUSE

C 0 4 7 4 9

IDENTIF: REFERENCE

MAY 2 9 34 AM '73
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAY-2[illegible]	CONV	31,500.00			
MAY-2[illegible]	S'TAX		A*	81.90	
MAY-2[illegible]	PR'FEE		A*	.50	
MAY-2[illegible]	M'DEED		A*	4.00	* 86.40