Prepared by: King, Benson & Ballow
733 Stahlman Building
Nashville, Tennessee 37201

BOOK 4703 PAGE 432

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Mr. Joseph D. Vaudrey (NAME)	Same (NAME)	
413 Broadmoor Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	61-2
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	163

FOR AND IN CONSIDERATION of the sum of

Ten and No/100----------($10.00)---------- *Dollars,*

cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, including the assumption by the said Grantees of the unpaid principal balance of a note in the original amount of $16,100.00 secured by a Deed of Trust to Franklin G. Clark, Trustee, of record in Book 3754, page 111, Register's Office for Davidson County, Tennessee, and payable as therein specified.

We, Frank E. Stockard and wife, Clementyne C. Stockard,

have this day bargained and sold, and do hereby transfer and convey unto the said

Joseph D. Vaudrey and wife, Mary C. Vaudrey, their

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in the 12th Civil District of Davidson County, Tennessee, being part of the Sweeney-Clark Realty Co. property as shown on plan of Gra-Mar Acres, Section Eleven, Second Addition, as of record in Book 3500, page 43, Register's Office for said County, being parcel No. 15 on the unrecorded plan of a subdivision of said Realty Co.'s property, described according to a survey made by Barge, Waggoner, and Sumner, Inc., Engineers, January 21, 1964, as follows:
Beginning on the Northerly margin of Broadmoor Drive, at a point 200 feet East of the Southeast corner of Lot No. 327 on the Plan of Gra-Mar Acres, Section Eleven, as of record in Book 2663, page 113, Register's Office for said County, being the corner of Parcels 14 and 15 on said unrecorded plan; thence with the line between said two parcels, North 10° 47' East 203.4 feet; thence South 72° 18' East 173 feet to the Westerly margin of Stanvid Drive; thence with said Drive, Southwardly 159.1 feet to the beginning of a curve; thence around said curve with a radius of 25 feet, Southwestwardly 40.13 feet to the Northerly margin of Broadmoor Drive; thence with said Drive, Westwardly 141.5 feet to the beginning.
Being the same property conveyed to Frank E. Stockard and wife, Clementyne C. Stockard, by deed from Sweeney-Clark Realty Company, Inc., of record in Book 3764, page 225, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 34,500.00

Affiant: Joseph D. Vaudrey

Subscribed and sworn to before me, this the 30 day of April 1973

Notary Public: Thomas M. Moore

My commission expires: March 6, 1977
(Affix Seal)

This is unimproved ( ) improved (X) property, known as 413 Broadmoor Drive, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

Joseph D. Vaudrey and wife, Mary C. Vaudrey, their

(successors), heirs and assigns forever. We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.,* except as herein mentioned.

We *further covenant and bind* ourselves/our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Grantees, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 30 *day of* April, 1973., *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Frank E. Stockard

Clementyne C. Stockard

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STATE OF TENNESSEE }
COUNTY OF ~~DAVIDSON~~ Sumner }

Personally appeared before me, Thomas M. Moore, a Notary Public in and for said County and State, Frank E. Stockard and wife, Clementyne C. Stockard,

the within named 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 Hendersonville Tennessee, this 30 day of April, 1973.

Thomas M Moore Notary Public

Commission expires March 6, 1977

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

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

.....Notary Public

Commission expires.....

WARRANTY DEED

FROM

FRANK E. STOCKARD, ET UX

TO

JOSEPH D. VAUDREY, ET UX

RETURN TO:

TOM MOORE, REALTORS
394 W. Main Street
Hendersonville, Tenn. 37075

04804

IDENTIF. REFERENCE

MAY 2 10 59 AM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

MAY-2[illegible]	CONV	34,500.00			
MAY-2[illegible]	S'TAX		A*	89.70	
MAY-2[illegible]	PR'FEE		A*	.50	
MAY-2[illegible]	W'DEED		A*	4.00	* 94.20

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