FORM NO. WD-1

BOOK 4708 PAGE 361

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $25,800.00

+ Clovis L. Burns
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF May 19 73.

Notary Public

MY COMMISSION EXPIRES: 11-30-76

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS & ADAMS, Attorneys, 112 Stahlman Building, Nashville, Tenn.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Clovis L. Burns (NAME)	Guaranty Mortgage Company (NAME)	3D-5725
2309 Ingleside Drive (STREET ADDRESS OR ROUTE NUMBER)	311 Seventh Avenue, North (STREET ADDRESS)	Map 95-3
Donelson, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	Par 95

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, HELEN MAY McGARR and daughter, JUNE MARIE McGARR, now BRUMMITT

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CLOVIS L. BURNS, and wife, AMY V. BURNS

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. 159 on the Plan of Merry Oaks, as of record in Book 1835, pages 67, and 68, Register's Office for said County.

SAID Lot No. 159 fronts 100 feet on the southerly side of Ingleside Road and runs back between lines, 226 feet on the westerly line and 235.1 feet on the easterly line, to a dead line, measuring 100.4 feet thereon.

BEING the same property conveyed to Helen May McGarr and daughter June Marie McGarr, now Brummitt, by deed from William W. Randolph and wife, Lou Willie Randolph, of record in Book 4355, page 36, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 2309 Ingleside Drive (House Number) (Street) Donelson, Tennessee 37214 (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 hands this 17th day of May, 19 73

Helen May McGarr
Helen May McGarr

June Marie McGarr Brummitt
June Marie McGarr Brummitt

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 HELEN MAY McGARR and daughter, JUNE MARIE McGARR BRUMMITT

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 17th day of May, 1973.

Commission expires 11-30-76

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

HELEN MAY McGARR

JUNE MARIE McGARR BRUMMITT

TO

CLOVIS L. BURNS ET UX

C 0 7 0 8 8

IDENTIF. REFERENCE

MAY 18 9 02 AM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAY18	CONV	25,800.00			
MAY18	S'TAX		A*	67.08	
MAY18	PB'FEE		A*	.50	
MAY18	M'DEED		A*	4.00	* 71.58

WILKINS & ADAMS
ATTORNEYS-AT-LAW
112 S[illegible] MAN .DING
SEE 37[illegible]

Rec'd Bk 8