BOOK 4709 PAGE 944

Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$23,500.00 Carl S. Fulghum
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF May 1973

Dixie Lee Matthews
Notary Public Dixie Lee Matthews

MY COMMISSION EXPIRES: 8/30/75
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Edward A. Seddon, Attorney Suite 308 301 Park Plus Blvd. Nashville, Tenn. 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Carl S. Fulghum (NAME)	Mortgage Associates, Inc. (NAME)	3D-68065
2605 Lincoya Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 28146 (STREET ADDRESS)	84-12
Nashville, Tenn. 37214 (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia 30328 (CITY) (STATE) (ZIP)	92

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, Claude H. Cuzzort et ux Polly B. Cuzzort

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Carl S. Fulghum et ux Brenda S. Fulghum

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:

BEING Lot No. 68 on the Plan of Lincoya Hills, as of record in Book 1835, Page 91, Register's Office, Davidson County, Tennessee.

SAID Lot No. 68 fronts 134.4 feet on the northeasterly margin of Lincoya Drive and runs back 299 feet on the northerly line and 315.9 feet on the southerly line to a dead line in the rear measuring 136.4 feet thereon.

BEING the same property conveyed to Claude H. Cuzzort et ux Polly B. Cuzzort by deed of record in Book 2435, Page 325, Register's Office, Davidson County, Tennessee.

THIS conveyance subject to the restrictions as of record in Book 2021, Page 317, Register's Office, Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 2605 Lincoya Drive, Nashville, Tennessee 37214
(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 hands this 21st day of May, 1973

Claude H. Cuzzort: Claude H. Cuzzort

Polly B Cuzzort: Polly B. Cuzzort

THIS INSTRUMENT
WAS PREPARED BY

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, Dixie Lee Matthews, a Notary Public in and for said County and State, the within named Claude H. Cuzzort et ux Polly B. Cuzzort

the bargainor, 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 21st day of May 1973

Commission expires 8-30-75

Dixie Lee Matthews
Notary Public Dixie Lee Matthews

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 (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) 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
CLAUDE H. CUZZORT et ux

TO
CARL S. FULGHUM et ux

C 0 7 7 9 4

IDENTIF. REFERENCE

MAY 23 12 56 PM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Edward Seddon
Attorney-at-Law
Suite 308
301 Plus Park Blvd.
Nashville, Tennessee 37217

MAY23	CONV	23,500.00			
MAY23	S'TAX		A*	61.10	
MAY23	PR'FEE		A*	.50	
MAY23	W'DEED		A*	4.00	* 65.60