BOOK 4722 PAGE 13

SEND TAX BILLS TO:

First and Mid-South Mortgage
P. O. Box 2568
Nashville, Tennessee 37219

MAP NO. 147-13

PARCEL NO. 15

Buyer: Vinton Morgan
5002 Kincannon
Nashville, Tenn.

This instrument prepared by:
BERRY AND BERRY, Attorneys At Law
Public Square, Franklin, Tennessee

mail to

FOR AND IN CONSIDERATION OF THE SUM OF TWENTY SEVEN THOUSAND SIX HUNDRED EIGHTY THREE and 63/100 ($27,683.63) DOLLARS, paid and to be paid as follows: Thirteen Thousand Four Hundred Fifty ($13,450.00) Dollars, cash in hand paid, the receipt of which is hereby acknowledged and for the balance of Fourteen Thousand Two Hundred Thirty Three and 63/100 ($14,233.63) Dollars, grantees have this day assumed and agreed to pay the unpaid balance of that one certain promissory note in the original principal amount of $17,000.00, dated March 17, 1964, due and payable according to the tenor and conditions thereof, and secured by deed of trust of record in Book 3733, page 195, Register's Office for Davidson County, Tennessee; and to secure the payment of which a vendor's lien is expressly retained on the property hereinafter described;

WE, WILLIAM H. EASON, JR. and wife, KERRY HORSNELL EASON, have this day bargained and sold and do hereby transfer and convey unto VINTON L. MORGAN and wife, PEGGY MORGAN, their heirs and assigns, the following property, lying and being in Davidson County, Tennessee, as follows:

BEING Lot No. 1024 on the Plan of Brentwood Hall, Section 14, of record in Book 2663, page 129, Register's Office for said County.

Said Lot No. 1024 fronts 125 feet on the east side of Kincannon Drive and extends back 161.8 feet on the northerly line and 155 feet on the southerly line, which is a broken line, to a dead line in the rear on which it measures 110 feet.

Being the same property conveyed to William H. Eason, Jr., et ux, by deed from William F. Fullerton, Jr., et ux, of record in Book 4054, page 332, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said lands, with the improvements and appurtenances thereunto belonging to the said Vinton L. Morgan and wife, Peggy Moran, their heirs and assigns, forever.

AND WE COVENANT with the said Vinton L. Morgan and wife, Peggy Morgan, that we are lawfully seized and possessed of said land, in fee simple, have a good right to convey it and that it is unencumbered, except as follows:

(1) Taxes for the year 1973 which are a lien but are not yet due and payable. Said taxes are assumed and will be paid by grantees when due.

(2) Easement for public utilities, anchor easements, and building setback lines and conditions of owner's certificate, as shown on plan of record in Book 2663, page 129, Register's Office for Davidson County, Tennessee.

(3) Restrictive covenants contained in an instrument of record in Book 2905, page 287, Book 1786, page 143 and Book 2396, page 525, Register's Office for Davidson County, Tennessee.

(4) Deed of trust of record in Book 3733, page 195, Register's Office of Williamson County, Tennessee, which is assumed and to be paid by the grantees herein, as set out above.

AND WE DO FURTHER COVENANT and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said property to the said Vinton L. Morgan and wife, Peggy Morgan, their heirs and assigns, against the lawful claims of all persons, whomsoever.

Witness our hands, on this the 22 day of June, 1973.

C 1 2 6 0 2

IDENTIF. REFERENCE

JUN 25 2 10 PM '73

REGISTER'S OFFICE
DAVIDSON COUNTY, TENN.

William H. Eason, Jr.

Kerry Horsnell Eason

JUN25'73	CONV	27,683.63			
JUN25'73	S'TAX		A*	72.02	
JUN25'73	PR'FEE		A*	.50	
JUN25'73	W'DEED		A*	6.00	* 78.52

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, Stanley L. Holtzman, a Notary Public in and for said State and County, William H. Eason, Jr. and wife, Kerry Horsnell Eason, the within named bargainors, with whom I am personally acquainted and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, on this the 22 day of June, 1973.

WILLIAM STANLEY HOLTZMAN NOTARY PUBLIC WILLIAMSON COUNTY, TENN. (SEAL)

Stanley L. Holtzman
Notary Public

My Commission Expires:

5 Jan 76

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $27,683.60.

Vinton L. Morgan

Sworn to and subscribed to before me, on this the 22 day of June, 1973.

WILLIAM STANLEY HOLTZMAN NOTARY PUBLIC WILLIAMSON COUNTY, TENN. (SEAL)

Stanley L. Holtzman
Notary Public

My Commission Expires:

5 Jan 76