CJ 2623
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IDENTIF. REFERENCE

JUN 25 3 05 PM '73

FELIX Z. ALLISON II REGISTER
DAVIDSON COUNTY, TENN.

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$22,250.00 Paul J. Cavender, Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF June 1973

Dixie Lee Matthews
Notary Public Dixie Lee Matthews

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

THIS INSTRUMENT WAS PREPARED BY
Leon Sharber, 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
Paul J. Cavender, Jr. (NAME)	Mortgage Associates, Inc. (NAME)	12D-31880
3114 Wilmoth Road (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 28146 (STREET ADDRESS)	50-14
Nashville, Tenn. 37207 (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia 30328 (CITY) (STATE) (ZIP)	165

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, Don R. Brown et ux Carolyn M. Brown

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Paul J. Cavender, Jr. et ux Helen Cavender

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. 305 on the Plan of Parkwood Estates, Section II, of record in Book 3300, Page 5, Register's Office, Davidson County, Tennessee.

BEGINNING at a point in the northerly margin of Wilmoth Road, at the common corner of Lots Nos. 304 and 305; thence with the line between said lots, northwardly 98.8 feet to a concrete monument; thence westwardly with the southerly line of Lot No. 306 on said Plan, 120.1 feet to a point in the easterly margin of Leswood Lane; thence with the margin of said Lane southwardly 95 feet to the beginning of a curve; thence around said curve in a southeasterly direction 39.95 feet to a point in the northerly margin of Wilmoth Road; thence with the margin of said Road eastwardly 107.5 feet to the point of beginning.

BEING the same property conveyed to Don R. Brown et ux Carolyn M. Brown by deed of record in Book 4377, Page 979, Register's Office, Davidson County, Tennessee.

THIS conveyance is subject to the restrictive covenants of record in Book 3309, Page 615, aforesaid Register's Office.

unimproved ( ) This is improved (X) property, known as 3114 Wilmoth Road, Nashville, Tennessee 37207
(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 22nd day of June, 1973

Don R. Brown: Don R. Brown

Carolyn M. Brown: Carolyn M. Brown

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 Don R. Brown et ux Carolyn M. Brown

the bargainor S, 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 22nd day of June 1972

Commission expires May 18, 1974

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

DON R. BROWN ET UX

CAROLYN M. BROWN

TO

PAUL J. CAVENDER, JR. ET UX

HELEN CAVENDER

JUN 25 75 CONV 22,250.00
JUN 25 75 S'TAX A* 57.72
JUN 25 75 PR'FEE A* .50
JUN 25 75 W'DEED A* 4.00 * 62.22

Leon Sharber
Attorney-at-Law
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301 Plus Park Blvd.
Nashville, Tennessee 37217