# WARRANTY DEED

BOOK 4726 PAGE 764

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| James R. Anderson (NAME) | Home Federal Sav. & Loan (NAME) | 103-12 |
| 303 Lauderdale Road (STREET ADDRESS OR ROUTE NUMBER) | Life & Casualty Tower (STREET ADDRESS) | 94 |
| Nashville, Tennessee 37205 (CITY) (P. O. ZONE) (STATE) | Nashville, Tennessee 37219 (CITY) (ZONE) (STATE) | |

*FOR AND IN CONSIDERATION of the sum of* Ten Dollars ($10.00) ---------- *Dollars,*

cash in hand paid and other good and valuable consideration the receipt of which is hereby acknowledged.

I, Julia B. Wharton,

*have this day bargained and sold, and do hereby transfer and convey unto the said* James R. Anderson and wife, Mary Elise Anderson, their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 2 and the easterly 2 feet of Lot No. 1, of Block "G" on the Map of Cherokee Park, as of record in Book 547, pages 169 and 170, Register's Office for said County.
Said Lot No. 2 and part of Lot No. 1 front together 62 feet on the northerly side of Lauderdale Road, and runs back 114.80 feet on the easterly line and 112.42 feet on the westerly line to a dead line and measures 74 feet thereon.
Being the same property conveyed to Julia B. Wharton by deed from Minnie D. Hooper and husband, of record in Book 396, page 137, said Register's Office, and conveyed to R.C. Wharton and wife, Julia B. Wharton, by deed from Sam Anderson and wife, of record in Book 2018, page 73, Register's Office for said County, the said R.C. Wharton having since died.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 35,000.00

Affiant: James R. Anderson

Subscribed and sworn to before me, this the 9th day of July, 19 73

Notary Public: Shirley L. Johnson

My commission expires: October 24, 1973 (Affix Seal)

unimproved
This is improved (XX) property, known as 303 Lauderdale Rd., Nashville, Tennessee 37205
(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* James R. Anderson and Wife, Mary Elise Anderson, their *(successors), heirs and assigns forever.* I covenant that I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said* James R. Anderson and Wife, Mary Elise Anderson, their *(successors), heirs and assigns, against the lawful claims of all persons.*

*Witness* my *hand* this 6th *day of* July, 19 73 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Julia B. Wharton

This instrument prepared by: Watkins, McGugin, Finch & McNeilly
1400 American Trust Bldg.
Nashville, Tennessee 37201

L-50-610-2

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Julia B. Wharton

the within named bargainor, with whom I am personally acquainted, and who acknowledged that she has executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville Tennessee, this 6th day of July, 19 73.

Robert E. Bainbridge Notary Public

Commission expires Feb 26, 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 _____

L-50-610-2
FILE IN FILE ROOM

WARRANTY DEED

FROM

Julia B. Wharton

TO

James R. Anderson and
Wife, Mary Elise Anderson

C 1 4 7 9 4

IDENTIF. REFERENCE

Jul 10 3 17 PM '73

DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2650
NASHVILLE, TENNESSEE

| | | | | | |
|---|---|---|---|---|---|
| JUL 10 73 | CONV | 35,000.00 | | | |
| JUL 10 73 | S'TAX | | A* | 91.00 | |
| JUL 10 73 | PR'FEE | | A* | .50 | |
| JUL 10 73 | W'DEED | | A* | 4.00 | * 95.50 |