# WARRANTY DEED

BOOK 4734 PAGE 686

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| Glenn G. Callis, et ux | First Federal | |
| (NAME) | (NAME) | 161-6 |
| 679 Tobylynn Drive (STREET ADDRESS OR ROUTE NUMBER) | 236 Fourth Avenue No. (STREET ADDRESS) | 207 |
| Nashville, Tenn. (CITY) (P. O. ZONE) (STATE) | Nashville, Tennessee (CITY) (ZONE) (STATE) | |

*FOR AND IN CONSIDERATION of the sum of* Ten and 00/100 ($10.00)

*Dollars,*

cash in hand paid and other good and valuable consideration received from the hereinafter named grantees, including agreement by the said grantees to assume and pay the balance owing on the promissory note secured by lien on the property herein conveyed and described in the Deed of Trust from Leonard B. Bowers and wife, Noreta M. Bowers to T. I. Holman, Jr., Trustee, of record in Book 4625, Page 102, Register's Office of Davidson County, Tennessee; we,

Leonard B. Bowers and wife, Noreta M. Bowers

*have this day bargained and sold, and do hereby transfer and convey unto the said* Glenn G. Callis and wife, Ann Callis

their *(successors), heirs and assigns,*

*certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 176 on the Plan of Huntington Park, Section Two, of record in Book 4175, page 108, Register's Office for said County.

Said Lot No. 176 fronts 80.00 feet on the southwesterly side of Tobylynn Drive and runs back between lines 150.00 feet on its northwesterly line, and 178.68 feet on its southeasterly line, to a line in the rear on which it measures 84.92 feet.

Being the same property conveyed to Leonard B. Bowers and wife, Noreta M. Bowers by deed from William D. Crane and wife, of record in Book 4625, page 100, Register's Office for said County.

This conveyance is subject to recorded restrictions, easements and setback lines applicable to said property, and to the lien of taxes for the year 1973.

35,640.00

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ ~~35,640.00~~

Subscribed and sworn to before me, this the 4 day of Aug 1973

Affiant Glenn G. Callis

My commission expires: 8-19-74 (Affix Seal)

Notary Public Frances W. Green

This is unimproved ( ) improved (X) property, known as 679 Tobylynn Drive (House Number) (Street) Nashville, Tenn. 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* grantees,

their *(successors),*

*heirs and assigns forever.* we *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.,* except as above stated.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* grantees, their *(successors), heirs and assigns, against the lawful claims of all persons.*

*Witness* our hand s this 4 day of August, 1973, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Leonard B. Bowers — Leonard B. Bowers

Noreta M. Bowers — Noreta M. Bowers

This instrument was prepared by Thomas C. Binkley, Attorney
300 James Robertson Parkway, Nashville, Tennessee 37201

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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Personally appeared before me, Fromen W. Greer, a Notary Public in and for said County and State, Leonard B. Bowers and wife, Noreta M. Bowers

the within named 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 4th day of August, 19 73.

Fromen W. Greer Notary Public

Commission expires 8-19-74

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.....

**WARRANTY DEED**

FROM

Leonard B. Bowers, et ux

TO

Glenn G. Callis, et ux

| | | | | | |
|---|---|---|---|---|---|
| AUG-73 | CONV | 35,640.00 | | | |
| AUG-73 | S'TAX | | A* | 92.56 | |
| AUG-73 | PR'FEE | | A* | .50 | |
| AUG-73 | W'DEED | | A* | 4.00 | * 97.06 |

C 1 8 4 1 9

IDENTIF. REFERENCE

AUG 7 10 15 AH '73

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 250-2650
NASHVILLE, TENNESSEE

Ernest Stahl & Counsel
2 & 19 Creekmanor Dr.
Zicah - Dun 37215