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This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

RITCHIE W. GARRISON ET UX,

RUTH G. DUNN GARRISON

TO

MARGARET LAWRENCE DAVIS

For draftsman's use

PREPARED BY:

John G. Doak, Atty.
2525 Lebanon Road
Nashville, Tenn. 37214

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
MARGARET LAWRENCE DAVIS (NAME)	GUARANTY MORTGAGE CO. (NAME)	95-2
214 Theodore Rd. (STREET ADDRESS OR ROUTE NUMBER)	311 7th Ave. No. (STREET ADDRESS)	70 Pt
Nashville, Tenn. (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. (CITY) (STATE) (ZIP)	

C20359

(FOR REGISTER'S USE)

IDENTIF. REFERENCE

Aug 20 3 27 PM '73

FELIX L. WHITE, JR.
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$17,625.35 Margaret Lawrence Davis
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20 DAY OF August 1973

J. H. Doak
Notary Public

MY COMMISSION EXPIRES: 23 May 1977

(AFFIX SEAL)

For and in Consideration of the sum of Ten ($10.00) DOLLARS and other good and valuable considerations including grantees' agreement to assume and to pay the balance of the mortgage indebtedness on the premises dated January 5th,1955 in the original principal amount of $10,400.00 of record in Book 2372, page 165, Register's Office for Davidson County, Tennessee.

We, Ritchie W. Garrison and wife, Ruth G. Dunn Garrison have bargained and sold, and by these presents do transfer and convey unto the said Margaret Lawrence Davis heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

LAND in Davidson County, Tennessee, being Lot No. 42 on the Plan of Walnut Grove Subdivision, as of record in Book 2133, page 87, Register's Office for said County.

SAID Lot No. 42 fronts 83 feet on the southwesterly side of Theodore Road and runs back 164.2 feet on the northwesterly line and 167.8 feet on the southeasterly line to a dead line and measures 83 feet thereon.

BEING the sameproperty conveyed to Ritchie W. Garrison and wife, Ruth G. Dunn Garrison by deed from N. H. Barker and wife, Dorothy H. Barker of record in Book 2338, page 265, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictive covenants of record in Book 2271, page 541, and the Plan of record in Book 2133, page 87, Register's Office for Davidson County, Tennessee, which shows a 40 foot building setback line from Theodore Road and a 10 foot easement for public utilities along the rear.

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This is ~~unimproved~~ improved (xx) property, known as 214 Theodore Rd., Nashville, Tenn.
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said grantee heirs and assigns, forever.

And we do covenant with the said grantee 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.

And xx we do further covenant and bind ourselves heirs and representatives, to warrant and forever defend the title to the said land to the said grantee heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hand s this 20th day of August, 19 73

Ritchie W. Garrison
RITCHIE W. GARRISON

Ruth G. Dunn Garrison
RUTH G. DUNN GARRISON

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ritchie W. Garrison and wife, Ruth G. Dunn Garrison

the 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 20th day of August, 19 73

Helen L. Sanders, Notary Public.

Commission expires 11 August 1975.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

AUG20 CONV 17,625.35
AUG20 STAX A* 45.76
AUG20 PRFEE A* .50
AUG20 WDEED A* 4.00 * 50.26

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 .....