BOOK 4739 PAGE 83

This deed prepared by:
David Herbert, Atty.
Third National Bank Bldg.
Nashville, Tennessee

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
159-2-11	Mr/Mrs Paul V. Braden same as below	First Federal Savings & Loan Fourth& Union Nashville, Tennessee 37219
FIELD BOOK NUMBER(S) 7D-40622	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) 5424 Camelot Road	LOAN OR ACCOUNT NO. 603-857-3 PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and in further consideration of the assumption of, and agreement by the grantees herein to pay, the principal balance now due, plus future interest, on a certain note, dated June 17, 1969, in the original principal sum of $35,000.00, payable to First Federal Savings & Loan Association, in monthly installments of $244.73, including interest and service fee as set forth in said note, and being secured by a deed of trust executed by Jack M. Hoffman and wife, to Louis R. Linx, Trustee,as of record in Book 4344, page 286,

JACK M. HOFFMAN and wife, DORIS H. HOFFMAN

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto PAUL V. BRADEN and wife, NATALIE H. BRADEN

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No.43 on the Plan of Camelot Acres, Section II,as of record in Book 3700, page 151.

Said Lot No.43 fronts 207 feet on the easterly side of Camelot Road and extends back 282 feet on the northerly line and 274 feet on the southerly line, to a dead line measuring 110:69 feet thereon.

Being the same property conveyed to Jack M. Hoffman and wife, Doris H. Hoffman, by deed from John K. Folger and wife, Mary H. Folger, as of record in Book4344, page 284.

This conveyance is made subject to restrictions of record in Book 4193, page 144.

AUG20	CONV	60,500.00			
AUG20	S'TAX		A*	157.30	
AUG20	PR'FEE		A*	.50	
AUG20	W'DEED		A*	4.00	* 161.80

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except as shown above and 1973 taxes, which have been prorated and assumed by the Buyers.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 7th day of August, 1973.

Doris H. Hoffman

Jack M. Hoffman

STATE OF ~~TENNESSEE~~ NEW JERSEY

COUNTY OF ~~DAVIDSON~~ BERGEN

Before me, Carl J. Dioguardi, a Notary Public in and for the State and County aforesaid, personally appeared the within named Jack M. Hoffman and wife, Doris H. Hoffman 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 River Vale, New Jersey, ~~Tennessee~~, this, the 13th day of August, 1973.

CARL J. DIOGUARDI
NOTARY PUBLIC STATE OF NEW JERSEY
NO. F 6968
QUALIFIED IN BERGEN COUNTY
COMMISSION EXPIRES FEBRUARY 4, 1978

My commission expires:

Carl J. Dioguardi
Notary Public

STATE OF _____

COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____ the bargainor(s), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this, the _____ day of _____, 19____.

My commission expires:

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$ 60,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF August 1973

MY COMMISSION EXPIRES: 7-23-74 (AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM

JACK M. HOFFMAN AND WIFE

TO

PAUL V. BRADEN AND WIFE

C 20398

IDENTIF. REFERENCE

AUG 20 3 57 PM '73

FELIX Z. HILSON
DAVIDSON COUNTY, TENN.

ORTALE, KELLEY, HERBERT & CRAWFORD

Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires:

Notary Public