BOOK 4739 PAGE 593

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $17,650.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF August 1973.

Notary Public

MY COMMISSION EXPIRES: 2-5-71

(AFFIX SEAL)

Prepared by
W. E. WEEMS II
Attorney at Law
3310 Lebanon Road Building
Hermitage, Tennessee 37076

mail

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Tony L. Parrish (NAME)	Kimbrough-Kavanaugh & Associates (NAME)	34-9
417 Janette Court (STREET ADDRESS OR ROUTE NUMBER)	404 James Robertson Parkway (STREET ADDRESS)	155
Goodlettsville, Tn. 37072 (CITY) (STATE) (P. O. ZIP)	Nashville, Tn. 37219 (CITY) (STATE) (ZIP)	GO 06766

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, Phillip B. Flowers and wife, Edith S. Flowers,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Tony L. Parrish and wife, Claudia K. Parrish,

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. 19 on the Plan of Gateway Subdivision, Section 2, as of record in Book 3300, page 81, Register's Office for Davidson County, Tennessee.

Said Lot No. 19 fronts a total of 136.83 feet on Janette Court extending back 110.2 feet on the west line and 112.7 feet on the east line to a line on the rear measuring 74.2 feet thereon.

Being the same property conveyed to Phillip B. Flowers and wife, Edith S. Flowers, by deed from Francis G. Kaylor and wife, Sandra C. Kaylor, as of record in Book 4676, page 466, Register's Office for Daivdson County, Tennessee.

This conveyance is subject to easements, encumbrances, encroachments, and restrictions as of record in Book 3434, page 413, and Book 3300, page 81, Register's Office for Davidson County, Tennessee.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a deed of trust to Miller Kimbrough, Trustee, of record in Book 4338, page 120, said Register's Office, and also that the escrow account in connection with the aforesaid deed of trust and the hazard insurance policy on the subject property is hereby transferred and assigned to the said Grantees.

This is unimproved ( ) improved (X) property, known as 417 Janette Court, Goodlettsville, Tn. 37072
(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 10th day of August, 1973

X Phillip B. Flowers
Phillip B. Flowers

X Edith S. Flowers
Edith S. Flowers

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Phillip B. Flowers and wife, Edith S. Flowers,

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 Hermitage, Tennessee, this 10th day of August 1973.

Commission expires 2-5-77

W. Edwards III
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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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 _____.

UG22 CONV 17,650.00
UG22 STAX A* 45.76
UG22 PRFEE A* .50
UG22 W'DEED A* 4.00 * 50.26

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM
Phillip B. Flowers and wife,
Edith S. Flowers,

TO
Tony L. Parrish and wife,
Claudia K. Parrish.

C 2 0 6 5 4

IDENTIF. REFERENCE

AUG 22 9 33 AM '73
FELIX [illegible]
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a deed of trust to Charles Nelson, Jr., Trustee of record in Book 4677, page 413, said Register's Office, and also that the escrow account in connection with the aforesaid deed of trust and the hazard insurance policy on the subject property is hereby transferred and assigned to the said Grantees.