WARRANTY DEED

BOOK 4752 PAGE 63

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
John F. Sprague et ux (NAME)	Same (NAME)	
2703 Natchez Trace (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	104-14
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	136

FOR AND IN CONSIDERATION of the sum of Twenty Three Thousand Five Hundred and no/100--

----------[$23,500.00]---------- *Dollars,*

of which $10,088.05 has been paid in cash, the receipt of which is hereby acknowledged, and for the remainder, John F. Sprague and wife, Sheila M. Sprague have assumed and agree to pay the unpaid balance of $13,411.95 of an original indebtedness of $14,000.00 secured by deed of trust in book 4449, page 565, Register's Office for Davidson County, Tennessee.

We, Samuel W. Bartholomew and wife, Vicki H. Bartholomew,

have this day bargained and sold, and do hereby transfer and convey unto the said

John F. Sprague and wife, Sheila M. Sprague, their

certain real estate in Davidson County, Tennessee, as follows: *(successors), heirs and assigns,*

Land in Davidson County, Tennessee, being the north 57 feet of the south 192 feet of the east 150 feet of Lot No. 25 on the Map of Belair, as of record in Book 332, page 6, Register's Office for said County.

Said part of said lot fronts 57 feet on the westerly side of 28th Avenue South, and runs back between parallel lines 150 feet to a dead line.

Being the same property conveyed to Samuel W. Bartholomew Jr. and wife, Vicki H. Bartholomew, by deed from Eldon W. Oakes and wife, of record in Book 4449, page 563, Register's Office for Davidson County.

This Instrument Was Prepared By

Conrey H. Pedigo III

Of The Law Firm Pedigo & Saindon

Stahlman Building: Nashville, Tennessee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 23,500.00

Subscribed and sworn to before me, this the 1st day of October 1973

Affiant John F. Sprague

My commission expires: 4/25/76 (Affix Seal)

Notary Public Mary Ann [illegible]

This is unimproved ( ) improved (X) property, known as 2703 Natchez Trace (House Number) (Street) Nashville (P. O. Address) Tennessee (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

John F. Sprague and wife, Sheila M. Sprague, 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 for the above stated mortgage which is being assumed.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* John F. Sprague and wife, Sheila M. Sprague, their

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand s this 1st day of October 1973, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Samuel W. Bartholomew

Vicki H. Bartholomew

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary Ensey, a Notary Public in and for said County and State, Samuel W. Bartholomew and wife, Vicki H. Bartholomew

the within named 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 Nashville, Tennessee, this 1st day of October, 19...

Mary Ensey, Notary Public

Commission expires 4/25/76

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

SAMUEL W. BARTHOLOMEW ET UX

TO

JOHN F. SPRAGUE ET UX

PLEASE RETURN TO
CHICAGO TITLE INS. CO.
AMERICAN TRUST BLDG.
NASHVILLE, TENN. 37201

C 2 6 3 0 6

IDENTIF. REFERENCE

Oct 3 12 15 PM '73

FELIX ... REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title

Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

OCT-3[illegible]	CONV	23,500.00				
OCT-3[illegible]	S'TAX		A*	61.10		
OCT-3[illegible]	PR'FEE		A*	.50		
OCT-3[illegible]	W'DEED		A*	4.00	*	65.60